

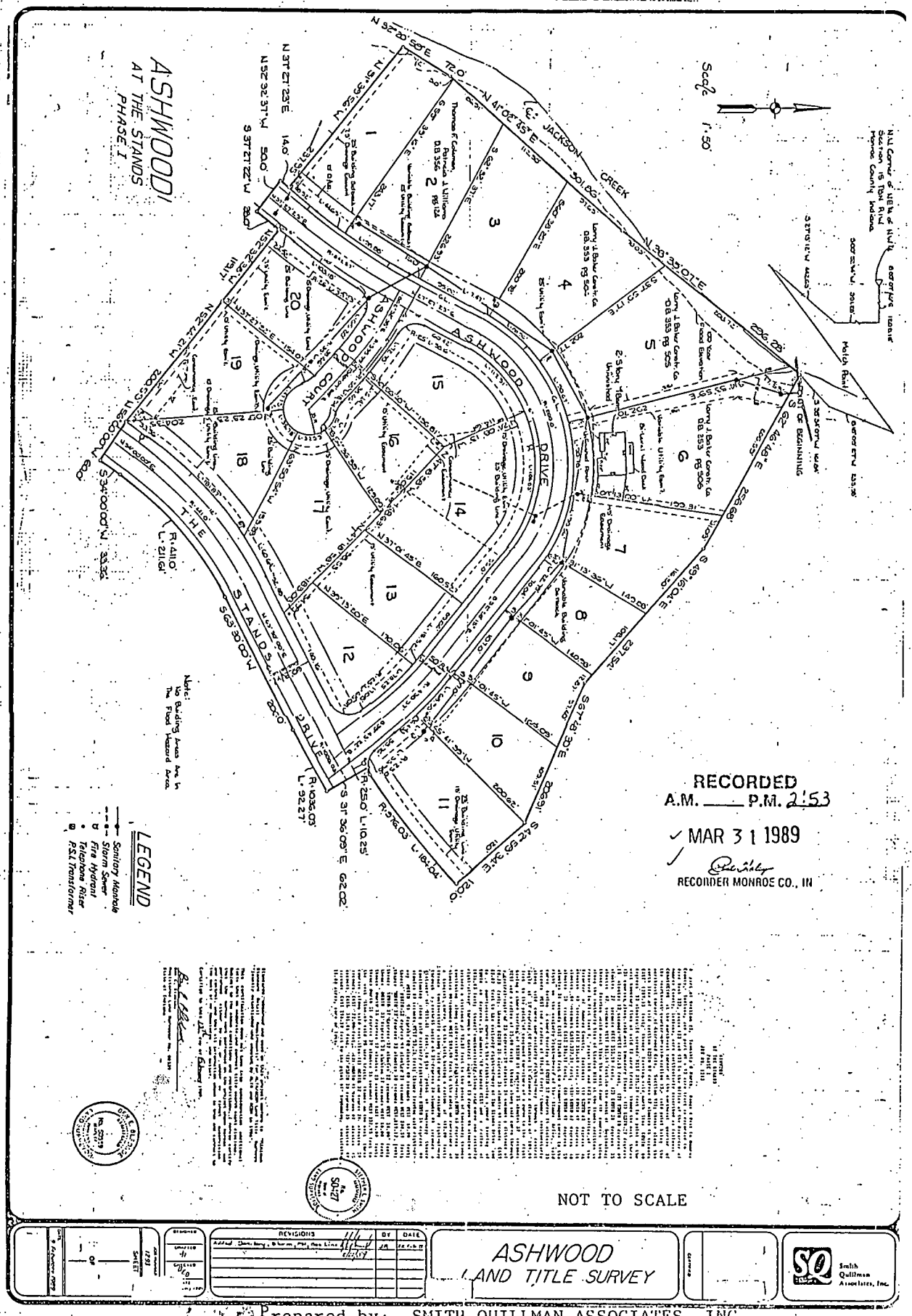
Ashwood At The Stands

SEC 15 T.8 N. R.1 W

903244

Book 1 Page 69

OWNER OF RECORD: WININGER STOLBERG DEVELOPMENT GROUP, INC.



Kendall + Sedgo Saw Coy -
 Sec 15
 S. T.

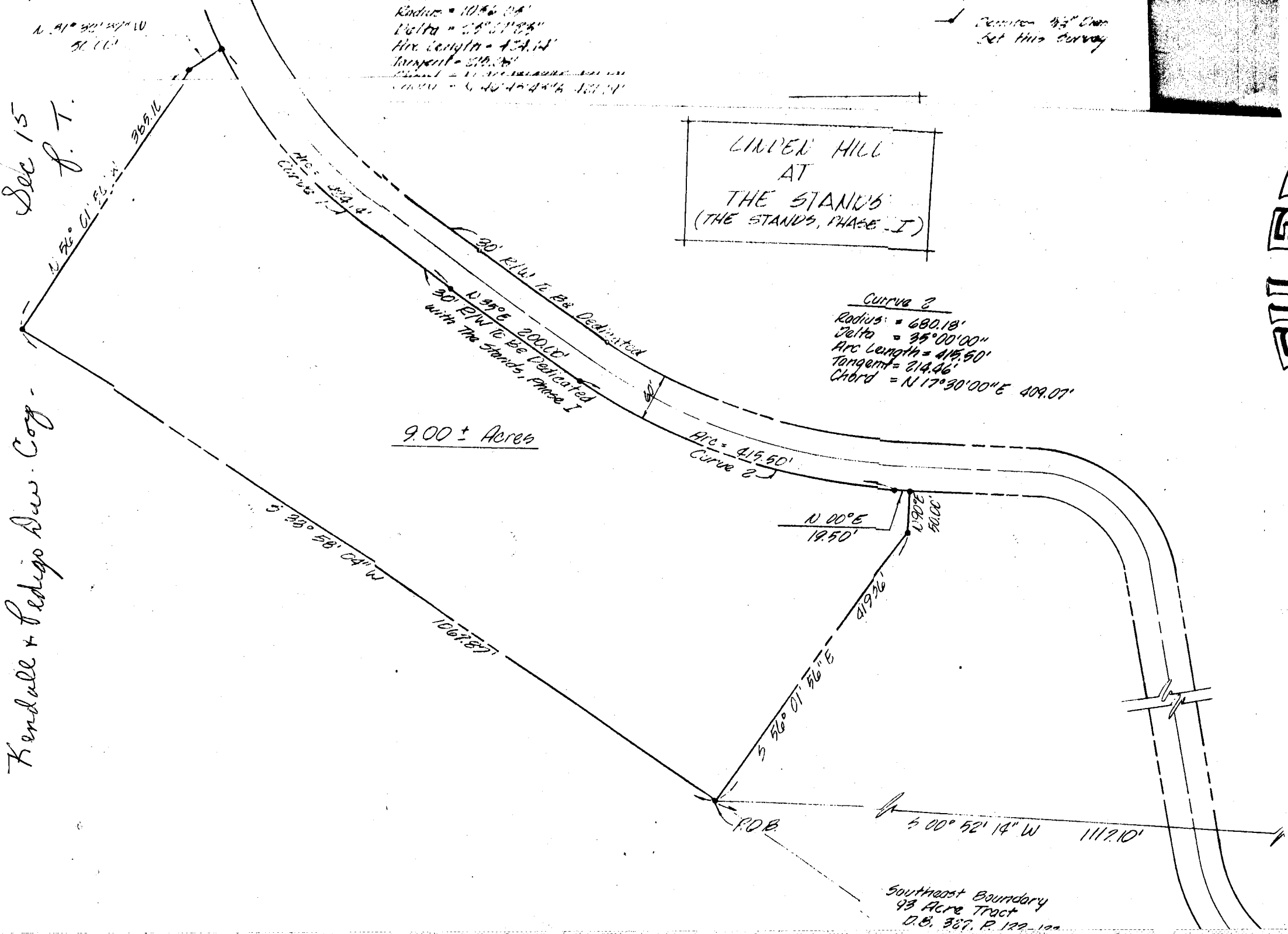
Radius = 10.66 0.6'
 Delta = 25° 51' 00"
 Arc Length = 434.12'
 Tangent = 20.84'
 Chord = 11.40 45 24 10 11'

Center 45' Chord
 Set this survey

LINEN HILL
 AT
 THE STANDS
 (THE STANDS, PHASE I)

Curve 2
 Radius = 680.18'
 Delta = 35° 00' 00"
 Arc Length = 415.50'
 Tangent = 214.56'
 Chord = N 17° 30' 00" E 409.07'

9.00 ± Acres



FILED
 MAY 28 1987

Robert J. Brown
 Surveyor Monroe County, Indiana

Southeast Boundary
 93 Acre Tract
 D.B. 387, P. 122-123

LEGAL DESCRIPTION

A part of Section 15, Township 8 North, Range 1 West in Monroe County, Indiana, and part of a 93 acre tract as recorded in Deed Book 327, pages 122 and 123, in the Office of The Recorder of Monroe County, Indiana, more particularly described as follows:

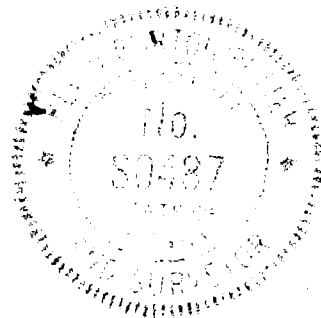
Commencing at the Northwest corner of the Northeast quarter of the Northwest quarter of said Section 15, said point being the Northeast corner of Sherwood Oaks, Section VII;
thence along the North line of said section South 89 degrees 07 minutes 46 seconds East 2,337.43 feet;
thence leaving said North line South 00 degrees 52 minutes 14 seconds West 1,117.10 feet to the Southeast boundary line of said 93 acre tract, said point being the true point of beginning;
thence South 33 degrees 58 minutes 04 seconds West along said Southeast boundary 1,067.87 feet;
thence leaving said Southeast boundary North 56 degrees 01 minutes 56 seconds West 385.10 feet;
thence North 31 degrees 32 minutes 37 seconds West 50.00 feet to a non-tangent point on a curve having a central angle of 23 degrees 27 minutes 23 seconds, a radius of 1,036.03 feet, and a chord bearing North 46 degrees 43 minutes 43 seconds 421.19 feet;
thence along said curve an arc distance of 424.14 feet to the point of tangency;
thence North 35 degrees 00 minutes 00 seconds East 200.00 feet to the point of curvature of a curve having a central angle of 35 degrees 00 minutes 00 seconds, a radius of 680.18 feet and a chord bearing North 17 degrees 30 minutes 00 seconds East 409.07 feet;
thence along said curve and arc distance of 415.50 feet to the point of tangency;
thence North 00 degrees 00 minutes 00 seconds East 19.50 feet;
thence North 90 degrees 00 minutes 00 seconds East 50.00 feet;
thence South 56 degrees 01 minutes 56 seconds East 419.36 feet to the point of beginning, containing 9.00 acres more or less.

Subject to any easements and right-of-ways of record.

I hereby certify this survey was performed under my supervision and that all information is accurate and correct to the best of my knowledge and belief.

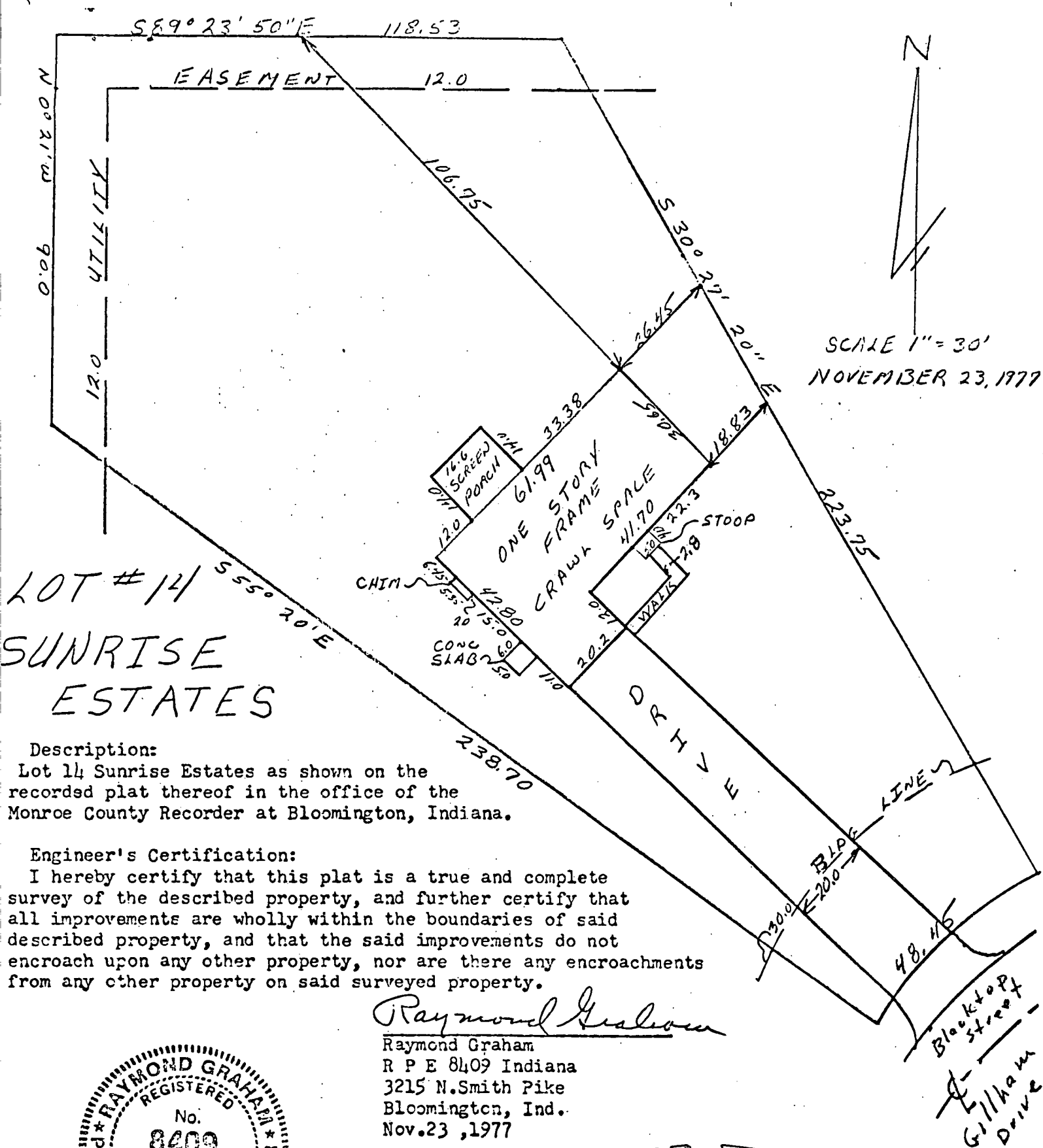
Kevin B. Potter
KEVIN B. POTTER, Registered
Ind. Land Surveyor No. S0487

May 12, 1987
Date



Sunrise Estates

SEC. 15 - TOWN - ROW



January 28th 1846

ran the following lines for John Shields & others
length of the line from the Sth corner of Sec 15 & 8
R 1. W to the Nth cor of same 320 poles 22 links
witness trees made at the Western 1/2 mile post
Buck 20 in diam N 85° W 42 chs dist length of the
line from the Western 1/2 mile to the Eastern 320 poles
13 links witness 44 or 80 poles 3 1/4 links from the West
1/2 mile Buck 20 in diam N 54 1/2° E 25 chs dist length
of the line from the Nth cor of said Sec to the N
1/2 mile post 159 poles 19 1/4 links half dist 79 poles
22 links witness Buck 15 in diam S 17° W 11 1/2 chs
dist witness made at the center of said section
Oak 30 in diam S 86° W 31 chs dist
Owen Crocker & Mr Beane chain
Bearers by Consent

J W Spencer M C S

Feb 3rd 1846

ran the following lines for John Ketchum in Sec
1 T 7 R 2 west Began at the Eastern 1/2 mile post
of said section then S 85° W 318 poles & 9 links to
the Western 1/2 mile post of the same
Daniel Ketchum & P L S Mitchell
Chain Bearers by Consent of parties

J W Spencer M C S

Feb 3rd 1846

ran the following lot of land in Sec 6 T 7 R 1. W for John
Ketchum Began at a stake 56 poles South of the N E cor of
said Sec 6 witness Elm 8 in diam S 77° W 79 chs dist then
S 84 1/2° W 94 poles to a stake in open ground then S 1/2° E 269 poles
& 7 links to a stone witness Lynn 8 inch diam N 33° W 24 links
dist to Dogwood 5 inch diam N 40° E 30 1/2 chs dist then N 84 1/2° E
94 poles to the S E cor of said section then N 5 1/2° W 269 poles
& 7 links to the Beginning content 158 acres & 32 poles
James Howden & Daniel Ketchum
Chain Bearers by Consent

J W Spencer M C S

October 25th A.D. 1865

ran the following line and perpetuated the following corners for Charles Irwin Hugh Humphreys heirs Maddon Irwin John Anderson Benjamin Rogers Rufus Coatsy Alexander Girins & Robert Lash in Township No 8 North of range No one west Beginning ^{at a stone} in the Section line standing at the South west corner of the east 1/2 of the South west quarter of Section No 15 Township No 8 North of range one west and marked with the initials S.W.E. E 1/2 S.W. 1/4 S 15 witnesses Lree Sycamore 4 inches diameter N 87° E 105 links distant running then with the Section line 160 poles 21 links to a stone marked with the initials S.E. C. W 1/2 S 15 witnesses Lree Black Walnut 12 inches diameter S 84 1/2° N. 104 links distant then with the Section line 80 poles 21 links to a stone standing at the South east corner of Section 15 & South west corner of Section 14 & marked with the initials S.E. C. S 15 & S.W.E. S 14 witnesses Lrees Beech 30 inches diameter S 70° E 60 links distant Sugar 18 inches diameter N 10° E 74 links distant then with the Section line East 159 poles 13 links to a stone standing at the South 1/2 mile corner of Section 14 and marked with the initials S 1/2 N.E. S 14, no witnesses Lrees. Made in consequence of said Stone standing in open ground.

Chain Bearers Rufus Coatsy & Robert Lash sworn by James W. Spencer
 Me this October 25th A.D. 1865. Monroe County Surveyor

The above survey set aside, see page 129

Notice of Survey

Notice is hereby given to Charles Irwin J M Irwin Hugh Humphills. Deeds John Anderson Benjamin Rogers. Rufus Coatsworth Alexander Girvin, & Robert Lash that I will together with the County Surveyor of Monroe County Indiana proceed on the 25th day of October 1865 to establish the line & perpetuate all the lines corners. Standing in the line beginning at the South West corner of the East 1/2. of the South West quarter of Section 15, Township No 8 North of Range No one West and running East to the corners inclusive of Sections No 13, 14, 23, & 24, Same Township & Range and will continue from day to day until all shall be completed and to meet at Charles Irwins Mill at 11 o'clock on said day. This Oct 10th A D. 1865.

For Spencer M C S.

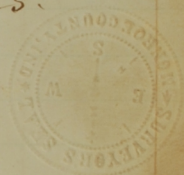
I hereby certify that I did serve the within notice of Survey on the within named parties by reading the same in their hearing. this 13th day of October 1865.

The foregoing certificate of Service B L Rogers. was endorsed on the back of the original notice as return to me

For Spencer M C S.

I hereby certify that the foregoing ~~within~~ Notice of Survey & the endorsement thereon is a True Copy as returned to me by B L Rogers on the 1st day of October A D. 1865 Given under my hand and Seal of office this 10th day of October A D 1865

James W Spencer M C S.



Set aside - See page 129

November 13th A.D. 1865

Ran the following lot of land for Lewis Sprigg & William Alexander Situate in the South west & North west quarters of Section No 18 Township No 9 North of Range No One East Beginning at the Southern 1/2 mile post of Section No 18 then N 85° E 40 poles 22 1/2 links to a stone witness tree Beech 8 inches diameter A 5° N 9 links to distant Beech 12 inches diameter S 34 1/2° West then S 85° E 156 poles 15 links to a stake standing in the E principal Meridian then S 3/2° E 40 poles 22 1/2 links to a stone then N 85° E 52 poles 20 1/2 links to a stake then A 71° E to the South east corner of the west half of the South west quarter of Section No 18 then N 85° E with the section line 80 poles to the beginning containing forty acres

Wit bears, William Alexander & Lewis Sprigg by agreement this November 13th A.D. 1865

James H. Spencer
Monroe County Surveyor



John
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the survey ma
James H. Spencer
Indiana, cl
John H. Ever
Green and
Benjamin R
Anderson, in
Monroe Cou
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with ordered b
the Record of
Monroe County
said County S

Clerk of the Co
spring is true
said Court
Record in my

John Mc Ervin et al. Vs. Benjamin Rogers et al.

At a session of the Circuit Court of the County of Monroe in the State of Indiana continued and held at the court house in Bloomington to wit on the 7th day of May 1866 the following proceedings were had to wit

John Mc Ervin et al. }
Vs. }

Benjamin Rogers et al. }

Appeal from Survey

Come now the plaintiffs by their attorneys Landen ~~Mc~~ Coy come also the defendants by Buskirk and Broadwell their attorneys and this cause is now submitted to court for trial without intervention of a jury.

The evidence being introduced, and due deliberation had there on, it is adjudged by the court that the Survey made on the 25th day of October 1865 by James W. Spencer County Surveyor of Monroe County Indiana, dividing the lands of Charles Ervin John Mc Ervin, Hugh Hemphills heirs, Alexander Given and Robert Hash, from the lands of Benjamin Rogers, Rufus Coats and John Anderson, in Township No. 8 North Range one West in Monroe County Indiana, is illegal and void for the reason that there was no legal notice of said Survey given to the parties interested.

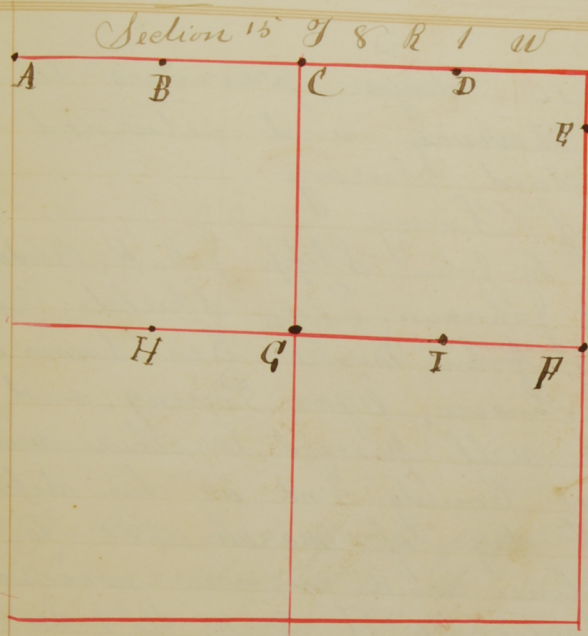
It is therefore by the court that said Survey be set aside and that the plaintiffs recover of the defendants their costs herein, laid out and expended. And it is further ordered by the court that the clerk send a transcript of the Record of this court to the County Survey of Monroe County to be entered as a matter of record by said County Surveyor.

State of Indiana }
County of Monroe S.S. }

George Sheeks

Clerk of the Monroe Circuit court Certify that the foregoing is true, and full transcript of the order and decree of said Court in the cause therein mentioned as appears of Record in my Office.

Witness my hand and the Seal,
of said Court this 17th day July 1866,
George Sheeks Clerk



March 28th & 26th 1885
 Commenced at The S. E.
 corner of Section 15 T. 8.
 R 1 W. Ran N 4° W 320 Poles
 Ran 2 lks west of corner
 Thence S 86° W 478 Poles 24 lks
 Ran 2½ lks north of corner
 heretofore established at The
 N ½ on p. of Section 16. T. 8. R. 1 W.
 Then commenced at The S. W.
 corner of 15. Ran N 4° W 481 Poles
 18 lks Ran 11 lks east of corner
 corrected back and established
 corner at the N W corner of
 15. (N) Elm 1 S 38° W 19½ lks
 Elm 2 S 84° E 81 ..

established this corner by crossing the lines E & W. and N & S
 which makes the west line of 15. one mile and 31 lks
 and the line on the north of 15. is 18 lks short of one
 mile Established corner at half distance between N ½ on p.
 and N. W. (B) Black walnut 2 N 81½ W 98½ lks

Elm 3 S 18° E 82½ ..
 Established Northern ½ on p. (C) water beech 12 S 34° E 8½ lks
 (One of the original witness trees found) Beech 24 N 79° E 66½ ..

Established corner at half distance between N ½ on p. and
 N. E. corner (D) Beech 30 S 77° E 40 lks Black walnut 4 N 79° W 56 lks
 Established corner 40 poles South of N. E. cor (E) Black walnut 18 S 21° W 69 lks

Established E ½ on p. (F) Beech 20 S 63° E 104 lks Beech 20 N 17° E 71 lks
 Ran Thence S 86½° W 159 Poles 23½ lks To corner heretofore
 established at the center of the Section one of the witness trees
 still standing (G) White oak 40 S 86° W 30 lks
 Established Black walnut 6 N 6° E 104 ..

Thence S 86½° W 159 Poles 9 lks Ran 1 lks South of
 post corrected back and set corner at half distance
 (H) white walnut 12 S 23° W 43 Sugar 20 N 69° E 81½ lks
 Then commenced at (D) Ran S 4° E 320 Poles 15 lks Ran 28 lks
 east of corner corrected back and established corner at
 half dist between E ½ on p. and center (I) Black walnut 8 S 88°
 E 30½ established this corner where the lines cross which is 6 lks
 west of middle and 2 lks South of middle The above Survey
 was made in compliance with the following notice
 which was served upon the parties named therein

by Rufus Coatney 10 days previous to the
commencement of said Survey and returned to
me at the time of said Survey

Notice of Survey

Notice is hereby given to John Stipp, John K. Anderson,
Wm. A. Rogers, Frank Johnson, Eliza Shields, Sarah
Grimes, Alexander Givens, John Moore, Ben Sumner,
Redrick Wylie, Mary Johnson, Ezra Perring, and all
others interested that I will proceed together with the
county Surveyor of Monroe County Ind or his deputy
on Wednesday the 23rd day of March 1885 to run
and establish all the lines and corners necessary
to be established in Section 15 T. 8. N. R. 1 W
meet at the residence of — Glaseo at 9 o'clock A.M.
be present at said time and place else the Survey
will proceed in your absence

this March the 7th 1885

Rufus Coatney

Joseph N. Cox } chairman
John Johnson } sworn
Joseph Glaseo. } flagman sworn

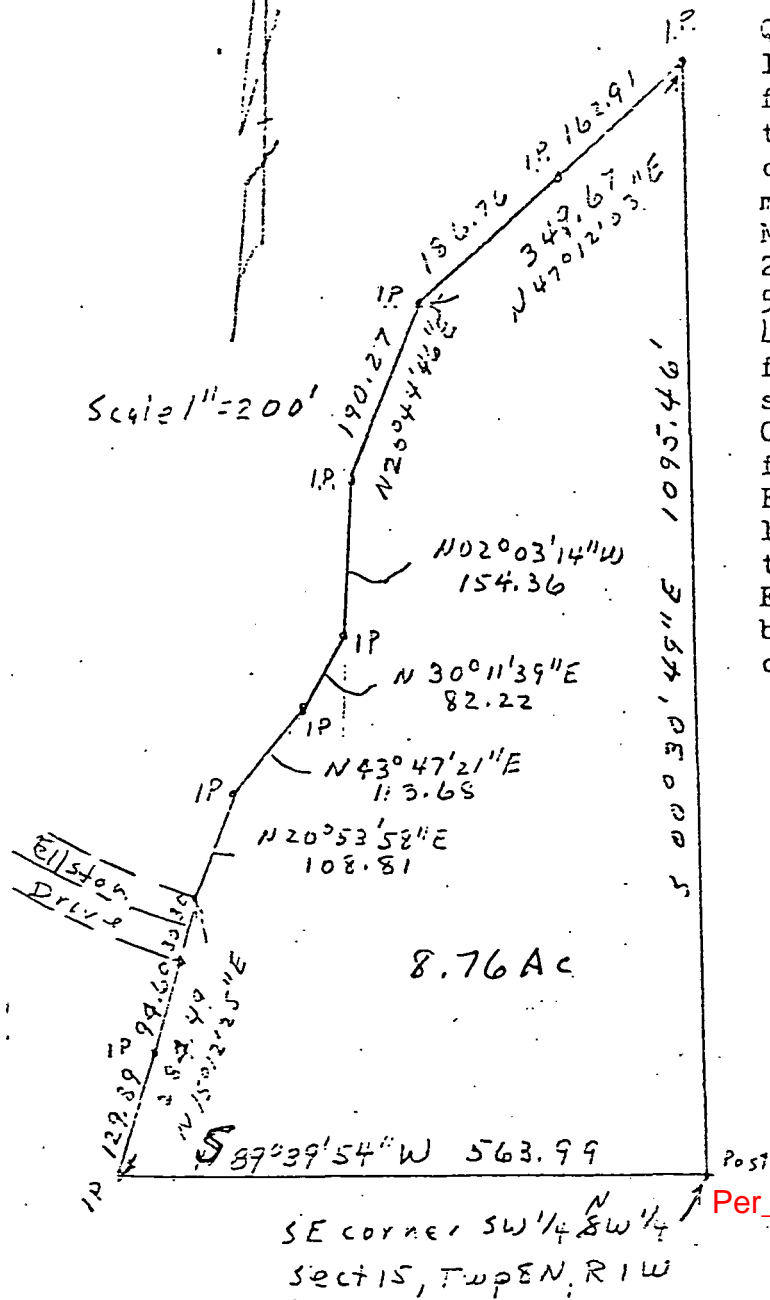
M. H. Baskirk, M. C. S.

March 27th 1885. Commenced at the N W corner
of Section 28 T 8 R 1 W Ran N 86 $\frac{1}{2}$ ° E 139 Poles 13 lks to
corner heretofore established corrected back and established
corner at half distance witness Black walnut 4 S 60° W 39 $\frac{1}{2}$
Black walnut 10 S 60° W 100 lks The above Survey was
made by consent of parties interested

M. H. Baskirk M. C. S.

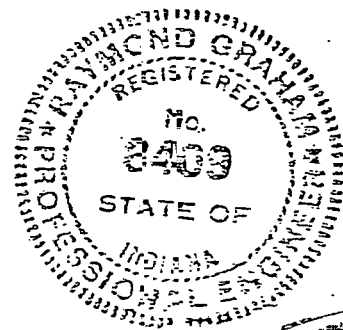
Description:

A part of the Southwest Quarter of the Northwest Quarter of Section 15, Township 8 North, Range 1 West, Monroe County, Indiana described as follows: beginning at the Southeast Corner of the Southwest quarter of the Northwest quarter of said Section 15, thence South 89 degrees 39 minutes 54 seconds West for 563.99 feet, thence North 15 degrees 12 minutes 25 seconds East for 264.49 feet, thence North 20 degrees 53 minutes 58 seconds East for 108.81 feet, thence North 43 degrees 47 minutes 21 seconds East for 113.68 feet, thence North 30 degrees 11 minutes 39 seconds East for 82.22 feet, thence North 02 degrees 03 minutes 14 seconds West for 154.36 feet, thence North 20 degrees 44 minutes 46 seconds East for 190.27 feet, thence North 47 degrees 12 minutes 03 seconds East for 349.67 feet, thence South 00 degrees 30 minutes 49 seconds East for 1095.46 feet and to the point of beginning. Containing in all 8.76 acres more or less.



Raymond Graham

Raymond Graham
RPE 8409 Indiana
3215 N. Smith Pike
Bloomington, Ind.
Nov. 20, 1975



Korn Parishes, Inc

1-21-66, 2-25-66

FILED
1975

Perry

Auditor Monroe Co. Ind.

LOT

Stall Add Lot 7

SCALE 1" = 20'

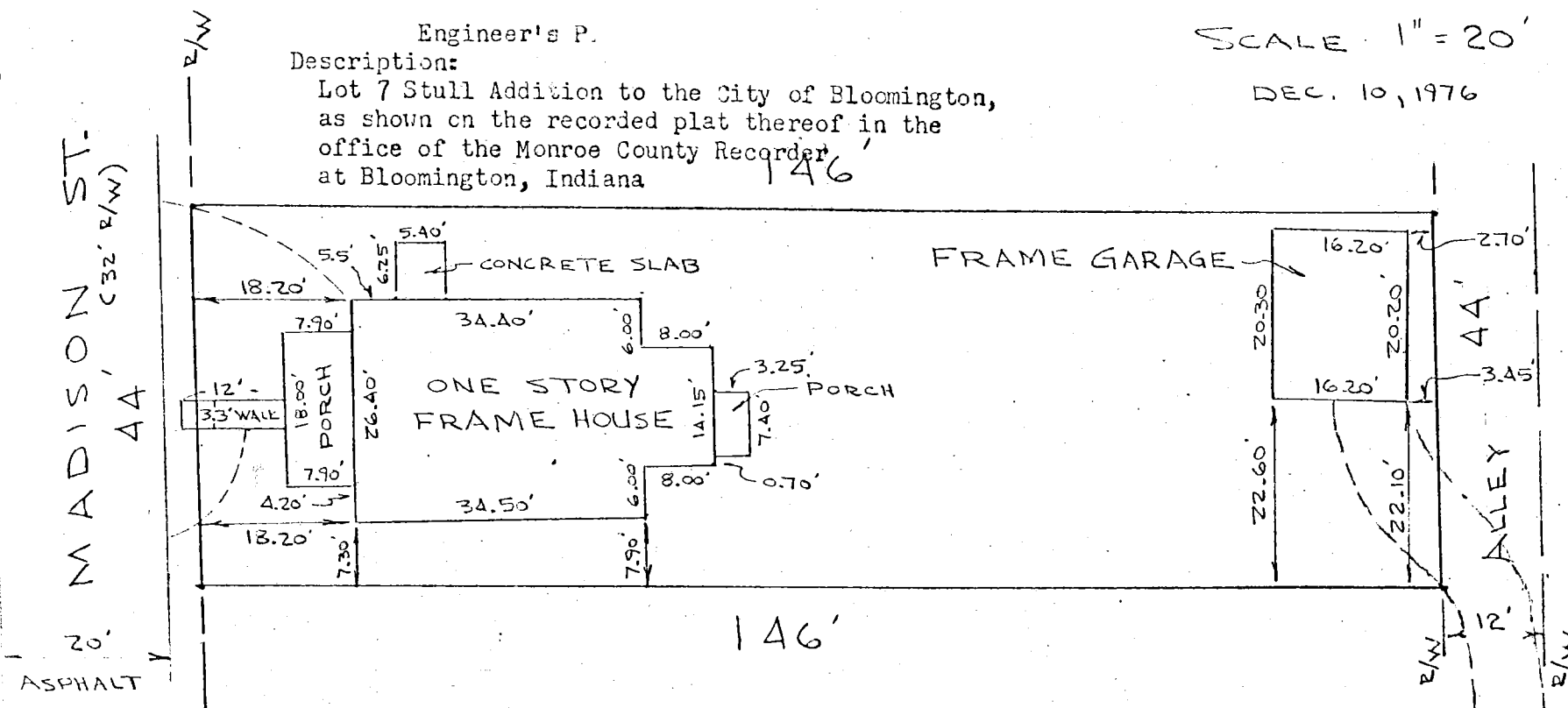
DEC. 10, 1976

Engineer's P.

Description:

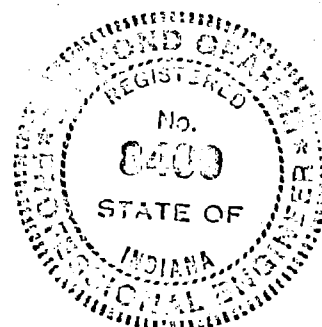
Lot 7 Stall Addition to the City of Bloomington,
as shown on the recorded plat thereof in the
office of the Monroe County Recorder
at Bloomington, Indiana

146'



Engineer's Certification:

I hereby certify that this plat is a true and complete survey of the described property, and further certify that all improvements are wholly within the boundaries of said described property, and that the said improvements do not encroach upon any other property, nor are there any encroachments from any other property on said surveyed property.



Raymond Graham

Raymond Graham
Indiana R P E 8409
3215 N. Smith Pike
Bloomington, Ind.

goes to courthouse for their records
in auditor's office

Stier Park

Lot 5

BLOOMINGTON ENGINEERING COMPANY

ENGINEERS and SURVEYORS

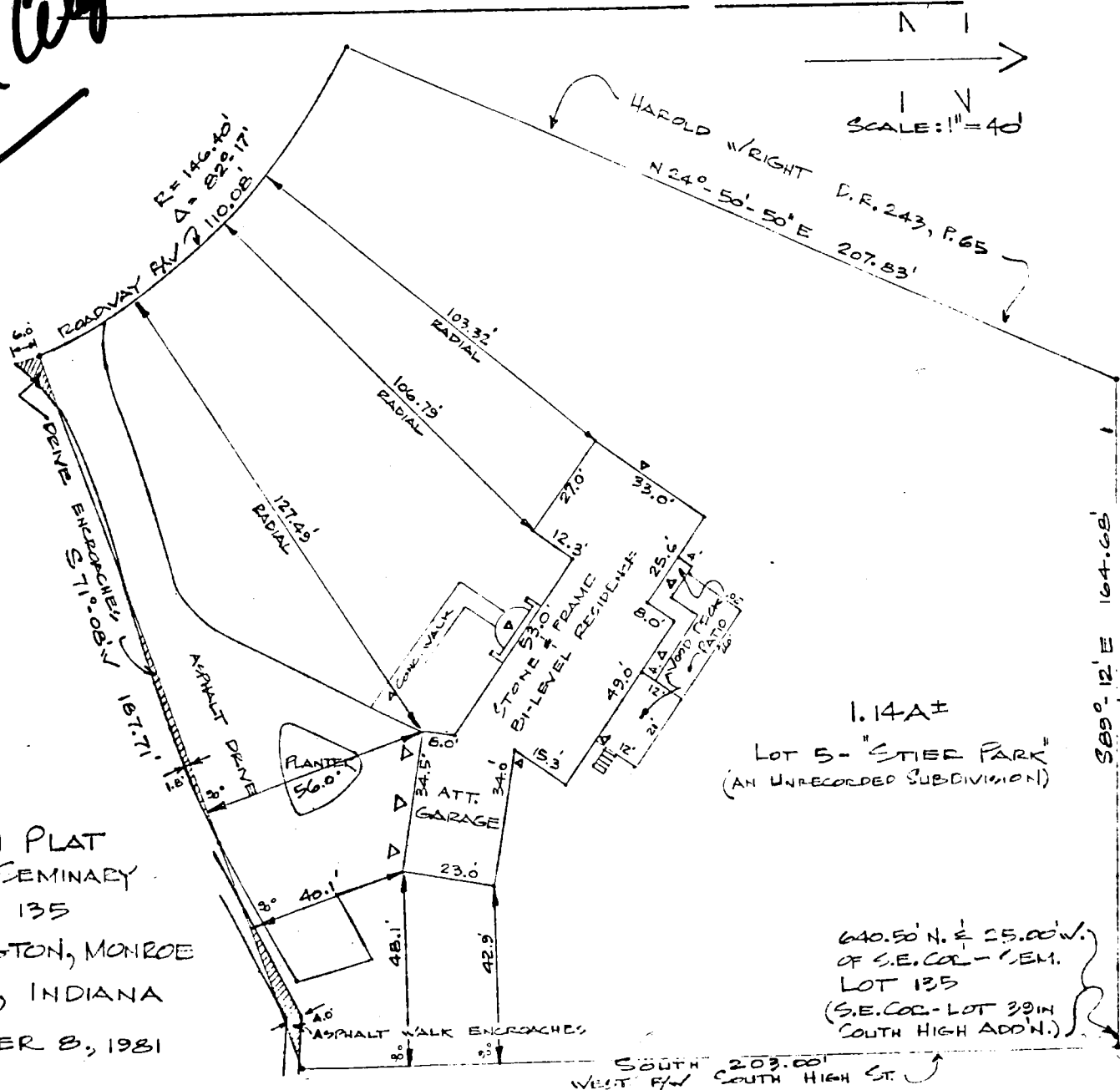
811 ANITA STREET

BLOOMINGTON, INDIANA 47401

Phone 332-2603



Survey City

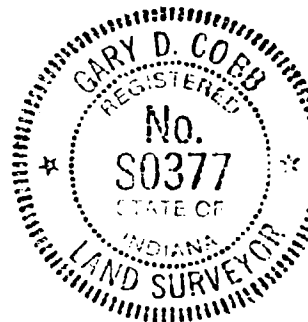


CERTIFICATE

I HEREBY CERTIFY THAT THE ABOVE IS A TRUE AND ACCURATE PLAT OF THE PROPERTY AS IN POSSESSION AND SHOWS ALL ENCROACHMENTS THEREON. I FURTHER CERTIFY THAT THE NORTH BOUNDARY OF THE PROPERTY IS CONTIGUOUS WITH THE SOUTH BOUNDARY OF SOUTH HIGH ADDITION AND THAT THERE ARE NO OVERLAPS ALONG THIS LINE.

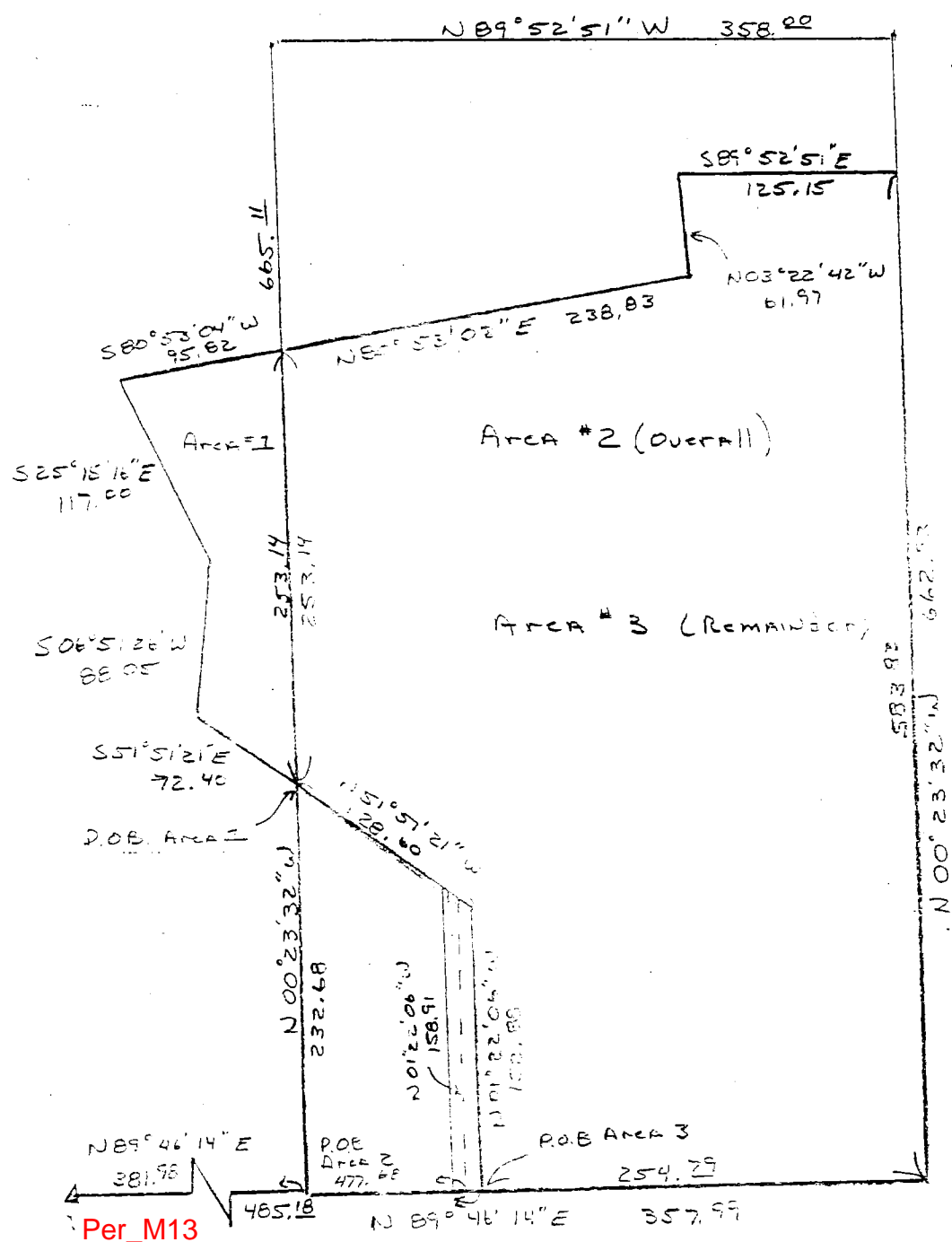
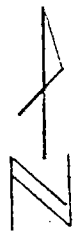
CERTIFIED:

Gary D. Cobb
GARY D. COBB
REGISTERED LAND SURVEYOR
INDIANA REGISTRY #S0377



Blackwell + Skeword II Corp. Sec. 15 Perry, Ind.

PLAT OF SURVEY



SW Corner
SW 1/4, Section 15
T8N, R1W, Monroe
County, Ind.

FILED
MAR 04 1988
Rodney F. Brown
Surveyor Monroe County, Indiana

JOB NO. 1147
DATE 2-16-88
FOR _____
CERTIFIED BY _____

Smith Quillman Associates, Inc.



CONSULTING ENGINEERS

4625 Morningside Drive
Post Office Box 155
Bloomington, Indiana 47402
Telephone 812 336-6536

8553 Bash Street
Suite 104
Indianapolis, Indiana 46250
Telephone 317 841-9102

AREA 2 SHERWOOD ESTATES

JOB NUMBER 1147

Part of the Southwest quarter Section 15, Township 8 North, Range 1 West, Monroe County, Indiana, more particularly described as follows:

COMMENCING at the southwest corner of said southwest quarter, thence NORTH 89 degrees 46 minutes 14 seconds EAST 381.98 feet to the point of beginning; thence continuing NORTH 89 degrees 46 minutes 14 seconds EAST 357.99 feet; thence NORTH 00 degrees 23 minutes 32 seconds WEST 662.93 feet; thence NORTH 89 degrees 52 minutes 51 seconds WEST 358.00 feet; thence SOUTH 00 degrees 23 minutes 32 seconds EAST 665.11 feet and to the point of beginning. Containing 5.46 acres, more or less.

EXCEPTING THEREFROM, part of the southwest quarter of Section 15, Township 8 North, Range 1 West, Monroe County, Indiana, more particularly described as follows:

COMMENCING at the southwest corner of said southwest quarter, thence NORTH 89 degrees 46 minutes 14 seconds EAST 485.18 feet to the point of beginning; thence NORTH 01 degrees 22 minutes 06 seconds WEST 152.88 feet; thence NORTH 51 degrees 51 minutes 21 seconds WEST 128.60 feet; thence NORTH 00 degrees 23 minutes 32 seconds WEST 253.14 feet; thence NORTH 80 degrees 53 minutes 03 seconds EAST 238.83 feet; thence NORTH 03 degrees 22 minutes 42 seconds WEST 61.97 feet; thence SOUTH 89 degrees 52 minutes 51 seconds EAST 125.15 feet; thence SOUTH 00 degrees 23 minutes 32 seconds EAST 583.83 feet; thence SOUTH 89 degrees 46 minutes 14 seconds WEST 254.79 feet to the point of beginning, containing 3.92 acres, more or less.

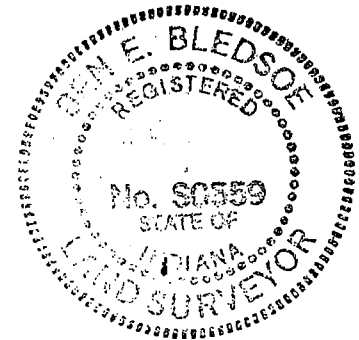
This certification does not take into consideration additional facts that an accurate and correct title search and/or examination might disclose.

Evidence of easements have not been located in the field and are not shown on this survey drawing.

Subject to the above reservation, I hereby certify that the survey work performed on the project shown hereon was performed either by me or under my direct supervision and control and that all information shown is true and correct to the best of my knowledge and belief.

Certified this 16th day of February, 1988.

Ben E. Bledsoe
Ben E. Bledsoe
Registered Land Surveyor No. S0559
State of Indiana



Ben E. Bledsoe

1599 E. Rhorer Rd.

CORPORATE WARRANTY DEED

THIS INDENTURE WITNESSETH, That SHERWOOD II CORPORATION ("Grantor"), a corporation organized and existing under the laws of the State of Indiana, CONVEYS AND WARRANTS to KENNETH BLACKWELL CONSTRUCTION of Monroe County, the State of Indiana, for the sum of One and no/100 Dollars (\$1.00) and other valuable consideration, the receipt of which is hereby acknowledged, the following described real estate in Monroe County, in the State of Indiana:

Part of the Southwest quarter Section 15, Township 8 North, Range 1 West, Monroe County, Indiana, more particularly described as follows:
COMMENCING at the southwest corner of said southwest quarter; thence NORTH 89 degrees 46 minutes 14 seconds EAST 381.98 feet; thence NORTH 00 degrees 23 minutes 32 seconds WEST 232.68 feet to the point of beginning; thence NORTH 00 degrees 23 minutes 32 seconds WEST 253.14 feet; thence SOUTH 80 degrees 53 minutes 04 seconds WEST 95.82 feet; thence SOUTH 25 degrees 15 minutes 16 seconds EAST 117.00 feet; thence SOUTH 06 degrees 51 minutes 26 seconds WEST 88.05 feet; thence SOUTH 51 degrees 51 minutes 21 seconds EAST 72.40 feet to the point of beginning, containing 0.318 acres, more or less.

Grantor herein states that no gross income tax is due as a result of this conveyance.

The undersigned persons executing this deed on behalf of Grantor represent and certify that they are duly elected officers of Grantor and have been fully empowered, by proper resolution of the Board of Directors of Grantor, to execute and deliver this deed; that Grantor has full corporate capacity to convey the real estate described herein; and that all necessary corporate action for the making of such conveyance has been taken and done.

IN WITNESS WHEREOF, Grantor has caused this deed to be executed this 29th day of February, 1988

BY: 

RONALD R. RUBECK, PRESIDENT

ATTEST:


KENNETH E. BLACKWELL, SECRETARY

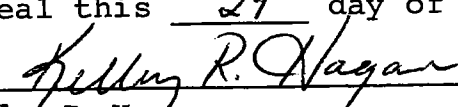
STATE OF INDIANA, COUNTY OF MONROE, SS:

Before me, a Notary Public in and for said County and State, personally appeared RONALD R. RUBECK and KENNETH E. BLACKWELL, the President and Secretary of Sherwood II Corporation, who acknowledged execution of the foregoing Deed for and on behalf of said Grantor, and who, having been duly sworn, stated that the representations therein contained are true.

Witness my hand and Notarial Seal this 29 day of February, 1988.

My Commission Expires:

May 7 1991


Kelley R. Hagan
Notary Public

Residing in Monroe County

This instrument was prepared by Lynn H. Coyne, Harrell, Clendening & Coyne, Attorneys at Law, Post Office Box 5667, Bloomington, Indiana 47407-5667

F2-11017

Transfer Date 3/4/88

Go Ruback
1815 S. Walnut

Blackwell keeps
improvements

WARRANTY DEED

THIS INDENTURE WITNESSETH that KENNETH BLACKWELL
CONSTRUCTION, a Sole Proprietorship, of Monroe County, in the
State of Indiana, CONVEYS AND WARRANTS to SHERWOOD II CORPORATION
of Monroe County, in the State of Indiana, for and in
consideration of One Dollar (\$1.00) and other valuable
consideration the receipt whereof is hereby acknowledged, the
following Real Estate in Monroe County, in the State of Indiana,
to-wit:

Part of the Southwest quarter Section 15, Township 8 North,
Range 1 West, Monroe County, Indiana, more particularly
described as follows:
COMMENCING at the southwest corner of said southwest
quarter, thence NORTH 89 degrees 46 minutes 14 seconds EAST
381.98 feet to the point of beginning; thence continuing
NORTH 89 degrees 46 minutes 14 seconds EAST 357.99 feet;
thence NORTH 00 degrees 23 minutes 32 seconds WEST 662.93
feet; thence NORTH 89 degrees 52 minutes 51 seconds WEST
358.00 feet; thence SOUTH 00 degrees 23 minutes 32 seconds
EAST 665.11 feet and to the point of beginning. Containing
5.46 acres, more or less.

EXCEPTING THEREFROM, part of the southwest quarter of
Section 15, Township 8 North, Range 1 West, Monroe County,
Indiana, more particularly described as follows:
COMMENCING at the southwest corner of said southwest
quarter, thence NORTH 89 degrees 46 minutes 14 seconds EAST
485.18 feet to the point of beginning; thence NORTH 01
degrees 22 minutes 06 seconds WEST 152.88 feet; thence NORTH
51 degrees 51 minutes 21 seconds WEST 128.60 feet; thence
NORTH 00 degrees 23 minutes 32 seconds WEST 253.14 feet;
thence NORTH 80 degrees 53 minutes 03 seconds EAST 238.83
feet; thence NORTH 03 degrees 22 minutes 42 seconds WEST
61.97 feet; thence SOUTH 89 degrees 52 minutes 51 seconds
EAST 125.15 feet; thence SOUTH 00 degrees 23 minutes 32
seconds EAST 583.83 feet; thence SOUTH 89 degrees 46 minutes
14 seconds WEST 254.79 feet to the point of beginning,
containing 3.92 acres, more or less.

Subject to a Fifteen foot (15') Ingress and Egress Easement
being part of the Southwest Quarter of Section 15, Township
8 North, Range 1 West, Monroe County, Indiana, the
centerline of which is more particularly described as
follows:

COMMENCING at the southwest corner of said southwest
quarter; thence NORTH 89 degrees 46 minutes 14 seconds EAST
477.68 feet to the point of beginning of said centerline;
thence NORTH 01 degrees 22 minutes 06 seconds WEST 158.91
feet to the termination of said easement.

Subject to all taxes.

Dated this ^{K6-}~~8~~-19 day of February, 1988.

KENNETH BLACKWELL CONSTRUCTION

BY: Kenneth E. Blackwell
KENNETH E. BLACKWELL,
Sole Proprietor

Transfer Date 3/4/88

STATE OF INDIANA)
) SS:
COUNTY OF MONROE)

Before me, a Notary Public in and for said County and State, personally appeared KENNETH E. BLACKWELL, Sole Proprietor of KENNETH BLACKWELL CONSTRUCTION, a Sole Proprietorship, who acknowledged execution of the above and foregoing Warranty Deed this 29 day of February, 1988.

In Witness Whereof, I have hereunto subscribed my name and affixed my official seal.

Kelley R. Hagan
Kelley R. Hagan
Notary Public

My Commission Expires:

MAY 7, 1991

Residing in Monroe County

This instrument prepared by Lynn H. Coyne, Harrell, Clendening & Coyne, Attorneys at Law, 205 North College Avenue, P.O. Box 5667, Bloomington, In 47407-5667.

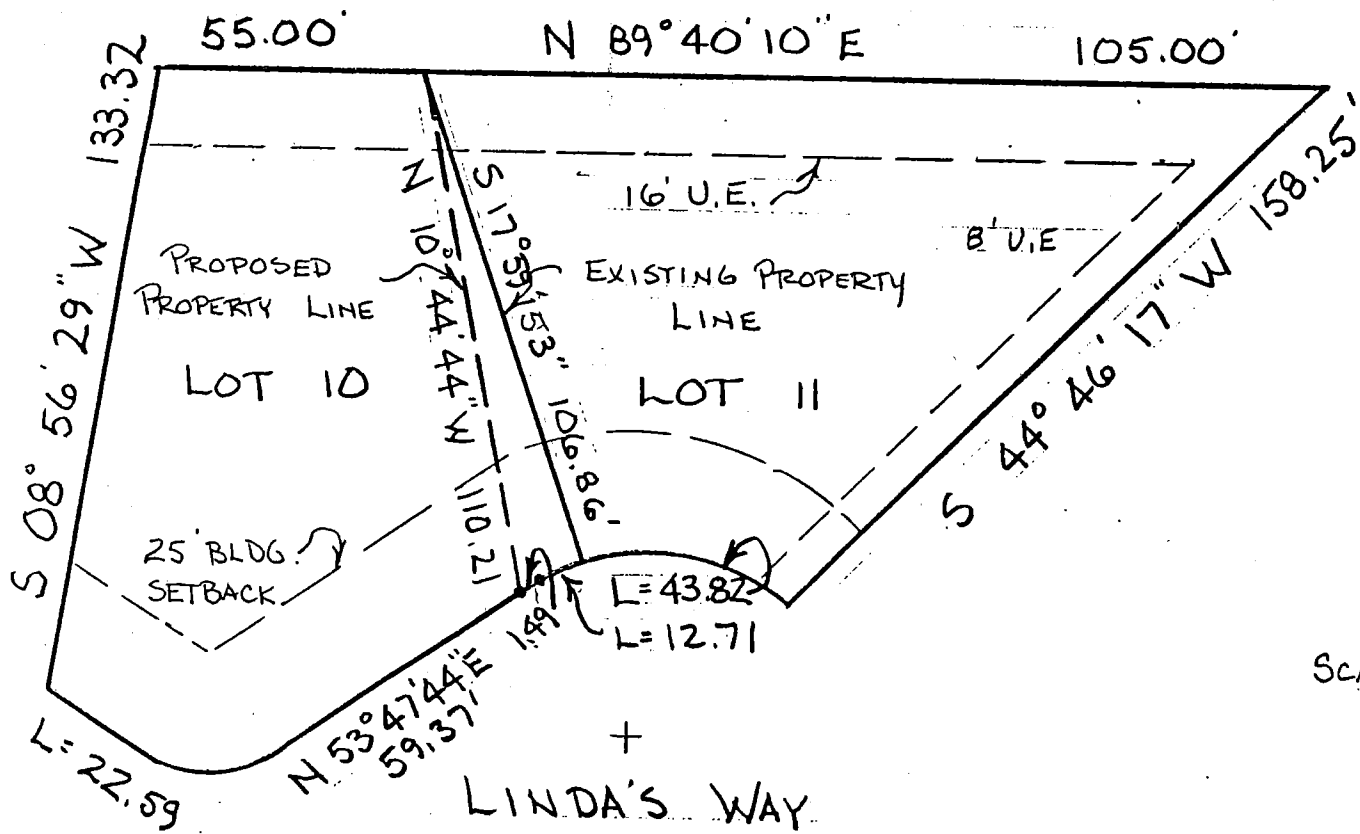
F2-11016

LOT LINE REVISION

SHERWOOD OAKS II

SECTION II

JOB NO. 1147



Party 15

SHERWOOD OAKS II SECTION II
LOT 10 EXCEPTION
JOB NO. 1147B

A part of the west half of the southwest quarter of Section 15, Township 8 North, Range 1 West, Monroe County, Indiana, more particularly described as follows:
Beginning at the northwest corner of Lot No. 11 Sherwood Oaks II, Section II, Plat Book 8, pages 168/169, in the Office of the Recorder of Monroe County, Indiana; thence SOUTH 17 degrees 59 minutes 53 seconds EAST 106.86 feet along the west line of said Lot 11 to a non-tangent curve concave to the south with radius point bearing SOUTH 17 degrees 59 minutes 53 seconds EAST 40.00 feet, said curve having a central angle of 18 degrees 12 minutes 23 seconds; thence southwesterly along said curve 12.71 feet; thence SOUTH 53 degrees 47 minutes 44 seconds WEST 1.49 feet; thence NORTH 10 degrees 44 minutes 44 seconds WEST 110.21 feet to the point of beginning, containing 0.02 acres, more or less.

This certification does not take into consideration additional facts that an accurate and correct title search and/or examination might disclose.

Evidence of easements have not been located in the field and are not shown on this survey drawing.

Subject to the above reservation, I hereby certify that the survey work performed on the project shown hereon was prepared in office from record information either by me or under my direct supervision and control and that all information shown is true and correct to the best of my knowledge and belief.

Certified this 9-18 day of September, 1989.

Ben E. Bledsoe
Ben E. Bledsoe
Registered Land Surveyor No. S0559
State of Indiana



PRELIMINARY
APR 27 1990

N.E. COR. N.E. 1/4,
SEC. 15, T.8N., R.1W.
P.K. NAIL FND. DN. 2"
OVER CONC. MONU.
AGREES w/ M.C.S. REF.

Evan L. Noyes, Jr.
and
Commonwealth Land Title Insurance Co.

I, the undersigned, hereby certify that to the best of my professional knowledge, information and belief, the within plat accurately represents a survey performed under my supervision during the month of April, 1990 of following described real estate:

Part of the South Half of Section 15, Township 8 North, Range 1 West in Monroe County, Indiana, more particularly described as follows:

Commencing at the Southwest corner of the Southeast Quarter of said Section 15, which said corner bears North 89 degrees 23 minutes 15 seconds West (assumed bearing) 2640.08 feet from a 5/8 inch diameter rebar at the Southeast corner of the said Southeast Quarter Section and South 89 degrees 23 minutes 15 seconds East 2640.08 feet from a 5/8 inch diameter rebar at the Southwest corner of the said Southeast Quarter of said Section 15; thence North 89 degrees 23 minutes 15 seconds West 291.06 feet along the South line of the said Southeast Quarter Section to the Southwest corner of a parcel of land conveyed to Ernest Owens and Carolyn Owens as recorded in Deed Record 307, page 371 in the Office of the Recorder of Monroe County, Indiana, and which said Southwest corner is the Point of Beginning; thence continue North 89 degrees 23 minutes 15 seconds West 728.98 feet along the said South line to the Southwest corner of the East Half of the said Southwest Quarter Section; thence North 00 degrees 26 minutes 54 seconds East 2643.85 feet (passing through a 4 inch square concrete monument with a cross cast in top at 50.00 feet) along the West line of the said Half Quarter Section to a 4 inch square concrete monument with a cross cast in top marking the Northeast corner thereof; thence South 89 degrees 13 minutes 42 seconds East 1317.16 feet along the North line of the said Half Quarter Section to the Northwest corner of the said Southeast Quarter Section; thence South 89 degrees 13 minutes 42 seconds East 2633.14 feet along the North line of the said Southeast Quarter Section to a 4 inch square concrete monument with a cross cast in top marking the Northeast corner thereof; thence South 00 degrees 14 minutes 02 seconds West 1316.57 feet along the East line of the said Southeast Quarter Section to a 4 inch square concrete monument with a cross cast in top marking the Southeast corner of the Northeast Quarter of the said Southeast Quarter Section; thence North 89 degrees 18 minutes 29 seconds West 1318.30 feet along the South line of the Northeast Quarter of the said Quarter Section to a 4 inch square concrete monument with a cross cast in top marking the Southwest corner thereof; thence South 00 degrees 18 minutes 35 seconds West 874.28 feet along the East line of the Southwest Quarter of the said Southeast Quarter Section to a 4 inch square concrete monument with a cross cast in top marking the Northeast corner of a parcel of land conveyed to Stephen Schuster as recorded in Deed Record 358, page 332 in the said Recorder's Office; thence North 82 degrees 20 minutes 43 seconds West 1037.54 feet along the North line of said parcel of land conveyed to Schuster to a 4 inch square concrete monument with a cross cast in top marking the Northwest corner thereof and which said corner is also the Northeast corner of a parcel of land conveyed to Jack Craig and Nancy Craig as recorded in Deed Record 289, page 389 in the said Recorder's Office; thence North 89 degrees 23 minutes 15 seconds West 492.56 feet (passing through a 4 inch square concrete monument with a cross cast in top at 462.56 feet) along the North line of said land conveyed to Craig and also along the North line of said land conveyed to Owens to the center line of the East Fork of Jackson Creek as located on April 27, 1990 the next four courses are along said center line; (1) thence South 20 degrees 42 minutes 25 seconds West 163.84 feet; (2) thence South 76 degrees 59 minutes 09 seconds West 92.99 feet; (3) thence South 26 degrees 07 minutes 09 seconds West 107.68 feet; (4) thence South 68 degrees 50 minutes 45 seconds West 41.34 feet; thence leaving said center line and bearing South 29 degrees 20 minutes 19 seconds West 322.61 feet (passing through a 4 inch square concrete monument with a cross cast in top at 265.59 feet) to the point of beginning, containing 178.58 Acres, more or less.

Except the following:

Part of the South Half of Section 15, Township 8 North, Range 1 West in Monroe County, Indiana, more particularly described as follows: Commencing at the Southwest corner of the Southeast Quarter of said Section 15, which said corner bears North 89 degrees 23 minutes 15 seconds West (assumed bearing) 2640.08 feet from a 5/8 inch diameter rebar at the Southeast corner of the said Southeast Quarter Section and South 89 degrees 23 minutes 15 seconds East 2640.08 feet from a 5/8 inch diameter rebar at the Southwest corner of the said Southeast Quarter of said Section 15; thence North 89 degrees 23 minutes 15 seconds West 336.79 feet along the South line of the said Southwest Quarter Section; thence North 00 degrees 36 minutes 45 seconds East 1252.06 feet to the Point of Beginning marked with a 1/2 inch diameter rebar with cap stamped "UTT S-0089"; thence South 89 degrees 08 minutes 10 seconds East 249.56 feet to a 1/2 inch diameter rebar with cap stamped "UTT S-0089"; thence North 89 degrees 23 minutes 15 seconds West 107.68 feet to a 1/2 inch diameter rebar with cap stamped "UTT S-0089"; thence North 79 degrees 56 minutes 58 seconds East 186.45 feet to a 1/2 inch diameter rebar with cap stamped "UTT S-0089"; thence North 14 degrees 27 minutes 17 seconds West 629.27 feet to a 1/2 inch diameter rebar with cap stamped "UTT S-0089"; thence North 89 degrees 55 minutes 00 seconds West 341.22 feet to a 1/2 inch diameter rebar with cap stamped "UTT S-0089"; thence South 08 degrees 40 minutes 11 seconds East 496.47 feet to a 1/2 inch diameter rebar with cap stamped "UTT S-0089"; thence South 85 degrees 52 minutes 28 seconds East 199.27 feet to a 1/2 inch rebar with cap stamped "UTT S-0089"; thence South 06 degrees 25 minutes 14 seconds East 210.01 feet to the point of beginning, containing 6.84 Acres, more or less.

The within described real estate contains 171.74 Acres, more or less, after said exception and is subject to easements and rights of way.

I do further certify that there are no building encroachments from the subject real estate onto adjoining or from adjoining onto the subject real estate except as shown on the within survey.

I further certify that part of the subject real estate lies within a 100 year Flood Area as indicated by U.S. Department of Housing and Urban Development Flood Boundary and Floodway Map, Community Panel Number 180169 0040 B, City of Bloomington, Indiana, effective date June 15, 1978 and that I have shown the limits of said Flood Area as it plots by scale.

RALPH & ALVA RESZKA
D.R. 325, PG. 180

JACK DECKARD & NAN L. DECKARD
D.R. 309, PG. 206

STEPHEN SCHUSTER
D.R. 358, PG. 332

JACK CRAIG & NANCY CRAIG
D.R. 289, PG. 389

ERNEST OWENS & CAROLYN OWENS
D.R. 307, PG. 371

S.W. COR. S.W. 1/4,
SEC. 15, T.8N., R.1W.
P.K. NAIL FND. DN. 1"
ORIGIN UNKNOWN.
(DUG FOR STONE, NONE FND.)
(RESET 5/8" REBAR @ SURF.)

S.E. COR. S.E. 1/4,
SEC. 15, T.8N., R.1W.
RR SPIKE FND. DN. 2"
ORIGIN UNKNOWN.
(DUG FOR STONE, NONE FND.)
(RESET 5/8" REBAR @ SURF.)
FENCE TO NORTH 3' EAST.
FENCE TO SOUTH 3' EAST.

S.W. COR. S.E. 1/4, S.E. 1/4,
SEC. 15, T.8N., R.1W.
RR SPIKE FND. 1.5' S & 0.7' E.
DN. 3" - ORIGIN UNKNOWN.
FENCE TO NORTH 3' WEST.
FENCE TO SOUTH 8.5' WEST.
FENCE TO NORTH 1.8' SOUTH.

S.W. COR. S.E. 1/4, S.E. 1/4,
SEC. 15, T.8N., R.1W.
RR SPIKE FND. 0.2' E.
DN. 2" - ORIGIN UNKNOWN.
(DUG FOR STONE, NONE FND.)
FENCE TO SOUTH 3.5' WEST.
FENCE TO NORTH 2.3' NORTH.

S.W. COR. E. 1/2, S.W. 1/4,
SEC. 15, T.8N., R.1W.
RR SPIKE FND. 0.3' S & 0.2' W.
DN. 2" - BY UTT S-0089
FENCE COR. 13.4' N & 3.5' E

S.W. COR. S.W. 1/4,
SEC. 15, T.8N., R.1W.
P.K. NAIL FND. DN. 1"
ORIGIN UNKNOWN.
(DUG FOR STONE, NONE FND.)
(RESET 5/8" REBAR @ SURF.)

- LEGEND**
- POWER POLE
 - TELEPHONE RISER
 - ELECTRIC LINE
 - TELEPHONE LINE
 - SMITH-QUILLMAN
 - UTT S-0089
 - M.C.S. MONROE CO. SURVEYOR
 - D. DEED DISTANCE
 - M. MEASURED DISTANCE
 - R. RECORD DISTANCE
 - P. PLAT DISTANCE
 - FND. FOUND
 - DN. DOWN
 - Y.N.C. "FENCE" LINE

100 YEAR FLOOD AREA PER H.U.D.
FLOOD BOUNDARY & FLOODWAY MAP
PANEL No. 180169 0040B, DATED 6/15/78

N.W. COR. S.W. 1/4,
SEC. 15, T.8N., R.1W.
PROTRACTED LOCATION
FROM N.E. COR. W. 1/2,
S.W. 1/4 ON OLD TREE ROW
NO MONU. FND. OR SET
S. LINE SHERWOOD OAKS,
SEC. TWO - 4.9' NORTH
N. LINE SHERWOOD OAKS II,
SEC. II - 6.3' NORTH

SHERWOOD OAKS - SEC. TWO
P.B. 5, PG. 48

SHERWOOD OAKS II
SECTION II
P.B. 8, PG. 168

CITY OF BLOOMINGTON
PARKS DEPARTMENT
D.R. 345, PG. 179

JANET S. DUNN
D.R. 225, PG. 177

THE STANDS DEVELOPMENT COMPANY, INC.
D.R. 337, PGS. 140, 141

THOMAS P. EUBANK & ROBERT H. REYNOLDS, TRUSTEES
for the
EVAN L. NOYES, JR. REAL ESTATE TRUST
D.R. 360, PG. 25

17.74 ACRES ± NET
VACANT LAND
KATHERINE N. CANADA
&
THOMAS DAVID CANADA
D.R. 248, PGS. 160 & 161

EXCEPTION
6.84 AC. ±

RHORER ROAD

PAUL I. CRIPE, INC.
7172 GRAHAM ROAD
INDIANAPOLIS, INDIANA 46250
(317) 842-6777

- CIVIL ENGINEERING
- LAND SURVEYING
- ARCHITECTURE
- LAND PLANNING

TECH. CHK.
DRAWN BY: Rhm
DRAFTING. CHK.

SCALE: 1" = 200'
DATE: 4-27-90
CLIENT: EVAN L. NOYES, JR.

DRAWING TITLE: I.L.T.A. MINIMUM STANDARDS SURVEY

FILE NUMBER
JOB NUMBER

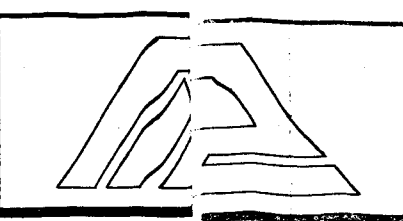
SHEET: 1

OF 2

CANADA, KATHERINE N. & THOMAS D.
PT. OF S. 1/2 OF SEC. 15, T.8N., R.1W.
PERRY TWP. - MONROE CO., INDIANA

CERTIFIED BY:
JAMES E. DANKERT, RLS #4028 DATE

REVISIONS



SURVEYOR'S REPORT

In accordance with Title 864, Article 1.1, Chapter 13, Section 1 thru 34 of the Indiana Administrative Code, establishing minimum standards for the practice of land surveying in Indiana, effective July 21, 1988, the following observations and opinions are submitted regarding the various uncertainties in the locations of the lines and corners established on this survey as a result of:

- a) Variances in the reference monuments;
- b) Discrepancies in record descriptions and plats;
- c) Inconsistencies in lines of occupations;
- d) Random Errors in Measurement (Theoretical Uncertainty);

The Theoretical Uncertainty (due to random errors in measurement) of the corners of the subject tract established by this survey is within the specifications for a Class D survey (± 1.00 feet) as defined in IAC 864.

The boundary lines of the subject property as described on the within survey are dependent on the Government corners monumenting the Southeast and Southwest Quarters of Section 15, Township 8 North, Range 1 West, and upon the location of found monuments at the corners of the excepted parcel, upon the location of the East Fork of Jackson Creek, and upon the location of trees marking an East line of the subject real estate in accordance with Monroe Circuit Court Cause No. C-70, C-79, filed Nov. 3, 1973, and upon the location of the South line of land conveyed to The Stands Development Company, Inc.

Reference ties to the government corner monuments for this Section are not of record with the Monroe County Surveyor's Office with the exception of the Northeast corner of the Northeast Quarter where a P.K. nail was found over a concrete monument. County Surveyor records indicate that stones were set at the Quarter and Quarter Quarter corners along the South line of the Section, in 1865, and that stones were set at the Quarter and Quarter Quarter corners along the North line of the South Half of the Section in 1885.

A survey of the subject real estate by Lee Utt, R.L.S. #S-0089, dated April 6, 1989, indicates that surveyor Utt found an "I.P." at the Northeast corner of the Southeast Quarter (a survey of the real estate adjoining to the east by surveyor Utt, dated May 28, 1987, indicates that he set an "I.P." at this corner.) This surveyor found a 1 1/2 inch iron pipe at the surface approximately 6.6 feet north and 21.6 feet west of the remains of an old fence corner post. A search of the area around the iron pipe and the fence post did not produce any other monuments. The corner was re-established for the purpose of this survey on an old east-west fence line at the intersection with a straight line connecting the Northeast corner of the Northeast Quarter and a found RR spike at the Southeast corner of the Southeast Quarter (said Southeast corner is reported later herein). It is my opinion that the old east-west fence line is the best available evidence of the northerly location of the corner but that due to the irregularity of the north-south fence line a straight line along the east line of the Section should be used for the easterly location of the corner which would agree with the County Surveyor's record from 1885. A 4 inch square concrete monument with a cross cast in top was set at the re-established corner location. It is my opinion that the uncertainty of said corner location with respect to the original government monument is 6.8 feet north-south and 21.6 feet east-west.

Said survey by Utt also references a found "steel fence post set in concrete" at the Northwest corner of the East Half of the said Southwest Quarter. This surveyor found that the area around said corner had been recently disturbed by the construction of a sanitary sewer approximately 14 feet to the north and that all evidence of the corner location had been obliterated. Lot corner monuments found in Sherwood Oaks, Section Two were used to re-establish the easterly location of said obliterated monument based upon the protracted record dimension shown on the plat of said subdivision as 565.00 feet east of the Southeast corner of Lot 89. The northerly location of said obliterated corner was re-established on line with the Northwest corner of the said Southwest Quarter (said corner reported later herein) and the Northeast corner of the Southeast Quarter aforesaid. A 4 inch square concrete monument with cross cast in top was set at the said re-established corner location. It is my opinion that the uncertainty of this corner location with respect to the original stone shown by County Surveyor records to have been set in 1885 is 12.0 feet north-south and 2.0 feet east-west.

Said survey by Utt also references a RR spike set at the southwest corner of the East Half of the said Southwest Quarter Section. Although the County Surveyor's records indicate that a stone was set at this corner in 1865, no attempt to excavate for the stone was made by this surveyor because the roadway at this location was in several feet of fill. The RR spike set by Utt was found to be 0.3 feet south and 0.2 feet west of the calculated corner position based upon a 1/4 split of the line connecting monuments found at the Southeast corner and the Southwest corner of the Section (said corners reported later herein). There is an old fence line to the north which lies 3.5 feet east of the calculated corner location. It is my opinion that the uncertainty of said corner location with respect to the original corner shown in the County records is 3.5 feet east-west.

A survey of the real estate which adjoins the subject property to the North and East by Lee Utt, R.L.S. #S-0089, dated May 28, 1987, references a RR spike found at the Southeast corner of the said Southeast Quarter Section. This surveyor found a RR spike of unknown origin 0.2 feet below the pavement at this location and a hole 2.5 feet by 3.5 feet by 2 feet deep was excavated in an attempt to recover the stone which County records indicate was set in 1865, no monument was found. There is an existing fence line to the north which lies 3 feet east of the found spike and the physical centerline of pavement of Harrell Road to the south is also 3 feet east of the found spike. A second hole 3 feet by 2 feet by 2 feet deep was excavated in line with the fence and the center of Harrell Road, no monument was found. Both holes were probed an additional 4 feet below the bottom of the excavation. The found RR spike was accepted for the purpose of this survey as the location of the Southeast corner of the Quarter by common report, and was replaced with a 5/8 inch diameter rebar at the surface. It is my opinion that the uncertainty of said corner location with respect to the original government corner is 3.0 feet east-west.

Said survey by Utt, dated May 28, 1987, references a found "I.P." at the Northwest corner of the said Southeast Quarter Section (center of Section 15). This surveyor found a 5/8 inch diameter rebar with a plastic cap stamped "Smith-Quillman" at a location which generally agrees with the location shown on the survey by Utt; however, upon consulting with Ben Bledsoe, R.L.S. #S0559 with Smith Quillman Assoc., Inc. it was determined that the found rebar was set to mark the Southeast corner of a 93.3 acre tract of land, Smith Quillman Job #1008, dated July 13, 1987, and that the location of said rebar was not described as, nor intended to represent the center of Section 15. The description of said land surveyed by Smith-Quillman was later used for a conveyance of said land to the Stands Development Company, Inc. and calls for monuments were not cited in said description. The calculated position of the said center of Section 15 for the purpose of this survey is based upon an intersection of lines connecting opposite Quarter corners (said corners reported later herein) and this position lies 0.5 feet east of an old fence intersection at a 36 inch Black Cherry tree. The stone shown in County records to have been set in 1885 was not found, and no monument was set with this survey. It is my opinion that the uncertainty of said calculated corner location with respect to the original corner shown in County records is approximately 2 feet.

The Northwest corner of the said Southwest Quarter Section lies within the Sherwood Oaks subdivisions as shown on the within survey. No evidence of the corner monument was found and the record plats shown do not reference the location of the Quarter corner. The record plat of Sherwood Oaks, Section Two describes the South line of the subdivision to be the Quarter line and the record plat of Sherwood Oaks II, Section II describes the North line of the subdivision to also be the Quarter line; however, based upon found lot corner monuments in each subdivision there appears to be an overlap of these monumented lines of approximately 1.4 feet in the general area of the Quarter corner. Also, there is an old tree row (greater than 40 years) with remnants of an old wire fence through several trees which lies approximately 5 to 6 feet South of either line of the subdivisions. The calculated location of said Quarter corner was re-established in line with the old tree row at a distance 2634.33 feet West of the center of Section 15 (doubled distance between the center of Section and the Northwest corner of the East Half of the Southwest Quarter). No monument was set. It is my opinion that the uncertainty of the location of this corner with respect to the original government corner set is 6.3 feet north-south and 5.0 feet east-west.

A RR spike at the surface was found at the Northwest corner of the Northeast Quarter of said Section 15, which said found spike agrees with the purported location of the government corner as referenced on a survey by Ben Bledsoe, R.L.S. #S0559, Smith Quillman Job #1008, dated July 13, 1987. A 1/2 inch pipe with aluminum cap of unknown origin was found down 5 inches, 2.5 feet north and 9.6 feet east of the found spike. The approximate centerline of pavement of High Street extended south lies 10 feet east of the found spike. The found RR spike was accepted as the corner location by common report for the purpose of this survey. The uncertainty of the location of this corner monument with respect to the original government corner is unknown.

A PK nail of unknown origin was found down 1 inch at the Southwest corner of the said Southwest Quarter. Although County records do not indicate that a stone was perpetuated at this corner a hole 3 feet by 2 feet by 2 feet deep was excavated in an attempt to recover other monumentation. The hole was probed another 4 feet below the bottom and to the sides of the excavation. No other evidence was found. The hole was filled and a 5/8 inch rebar was set at the surface to replace the found PK nail. The found monument was accepted as the best available evidence of the corner location for the purpose of this survey. The uncertainty of the location of this corner with respect to the original government corner set is unknown.

A RR spike of unknown origin was found down 2 inches at the Southwest corner of the said Southeast Quarter. A pattern of 9 holes was bored through the pavement around the found spike in a 2 feet square area. The holes were probed 4 feet deep in an attempt to recover any other monumentation, none was found. County records do not contain any old references to this corner. A wire fence in a tree line to the south lies 3.5 feet west of the found spike. The found RR spike was accepted, for the purpose of this survey, as the best available evidence of the corner location. It is my opinion that the uncertainty of said corner location with respect to the original government corner is 2.3 feet north-south and 3.5 feet east-west.

The location of the East line of the subject real estate common with adjoining Deckard was the object of a boundary line dispute as shown in Monroe Circuit Court Cause No. C-70, C-79, with final disposition filed November 3, 1973. The Court adjudged the boundary line between said properties to be described as follows: "Commencing at the stump of a maple tree approximately eight (8) inches in diameter and four (4) feet high to which the old partition fence between the lands of the plaintiffs and defendants was formerly fastened at the North edge of Rhorer Road and continuing North in a direct line following the fence as the same was fastened to posts and trees separating the lands of plaintiffs and defendants as the said fence has existed for more than fifty (50) years through a beech tree at the top of the bluff to the East edge of the beech tree at the North end of the line between the lands of the plaintiffs and defendant." No evidence of the 8 inch diameter maple stump at Rhorer Road remains. The stump of a 42 inch dia. Beech tree was found at the top of a bluff as shown on the survey. The stump of a 30 inch dia. Beech tree was found on the West bank of a creek at the North end of said boundary line as shown on the survey. A concrete monument was set on line with said found Beech trees at the intersection with the South line of the North Half of the Southeast Quarter Section to mark the boundary corner of the subject real estate. Since the 8 inch dia. Maple tree was not found, a concrete monument was set on line with the Beech tree at the top of the bluff and the existing tree row at a point 440 feet North of the Southwest corner of the Southeast Quarter of the said Quarter Section. The location of the boundary line as shown on this survey varies from 0.99 feet west of the east line of the Southwest Quarter of the Southeast Quarter Section at the North end, to 1.2 feet east of the said east line at the Beech tree on the bluff, and is on line with the said east line of the Quarter Quarter section at the South end of the subject real estate.

There is a discrepancy in the location of the North line of the subject real estate (1320.00 feet course) with found monuments as shown on the within survey. The description of the subject real estate calls to the South line of land conveyed to The Stands Development Company, Inc. The record description of said land conveyed to the Stands Development Company does not cite calls to monuments to mark the corners of said conveyance, but instead is dependent upon the location of the West line of the East Half of the Northwest Quarter of Section 15. A concrete monument was set with this survey on the said West line of the Half Quarter Section (Southwest corner of the Stands). A 5/8" diameter rebar with Smith-Quillman cap was found 1.3 feet East of said monument. The east end of said 1320.00 feet course (Southeast corner of the Stands) falls within a 36" diameter Black Cherry Tree and no monument could be set. A 5/8" rebar with Smith-Quillman cap was found 1.3 feet East of the Southeast corner of the Stands. This 1.3 feet east-west discrepancy with the found monuments also affects the subsequent 2.29 feet course of the subject real estate which calls "along the Southwesterly prolongation of the East line of said parcel of land" conveyed to The Stands. Therefore, it is my opinion that there is an uncertainty of 1.3 feet east-west in location of said 2.29 feet course.

There is an error in the record description of the Northeast adjoining (Thomas P. Eubank and Robert H. Reynolds, Trustees for the Evan L. Noyes, Jr. Real Estate Trust). The said adjoining's record description calls to "a found iron pin at the center of said Section 15." As previously reported herein said iron pin was not set at the center of Section 15, but was instead set to mark the Southeast corner of land conveyed to The Stands Development Company, Inc. The error in calling to an incorrect corner monument rather than calling to an adjoining title line produces a 1.3 feet east-west discrepancy between the West line of the "Noyes" tract and the East line of the "Stands" tract. This discrepancy, in my opinion, has only a minor affect on the subject real estate (Canada Property) because said adjoining intends to acquire the subject real estate, however, this error in the record description of the Noyes tract should be resolved before any interest in that real estate is transferred.

There is a discrepancy in the record description of the Northwest adjoining (City of Bloomington, D.R. 345, page 179) which may result in a title gap between the subject real estate and said adjoining because the adjoining's deed does not call to the Quarter Quarter line. If the adjoining's described deed location were translated to the North line of the West Half of the Quarter as established with this survey a gap which varies from 0.0 feet at the north line to as much as 5.0 feet at the south line would occur.

There is a discrepancy in the record descriptions of the Southerly adjoiners (Schuster and Craig) which describe the Southerly lines of those tracts as "over and along the centerline of Rhorer Road." No record description of the Rhorer Road right of way was found and the physical centerline of pavement does not coincide with the location of the South line of Section 15. It is my opinion that the adjoining's descriptions were intended to describe the location of these tracts from the South line of Section 15.

An old fence and tree row (greater than 40 years) varies from 0.0 feet to as much as 8.1 feet north of the north line of the subject real estate.

There is an old fence line which varies from 2.0 feet to as much as 21.6 feet east of the east line (1316.47 feet course) of the subject real estate.

There is a double fence row along the south line of the subject real estate (1319.29 feet course). An older fence as shown on the survey varies from 0.8 feet to as much as 8.5 feet north of said line. A newer fence which appears have been erected by the adjoining (Deckard) lies from 2.2 feet to as much as 5.5 feet north of the said line.

There is a double fence row along the east line of the subject real estate (634.09 feet and 240.21 feet courses). An old tree row (greater than 40 years old) with remnants of old wire fence attached to the trees was used as the boundary line of the subject real estate as previously described. A newer barb wire fence (approximately 20 years old) lies from 5 feet to 6 feet west of the line.

There is a fence line which varies from 0.3 feet to as much as 3.0 feet south of the south line of the subject real estate (1037.54 feet course).

There is a fence line which varies from 0.7 feet to as much as 1.9 feet north of the south line of the subject real estate (492.56 feet course) as shown on the within survey.

There are several fence lines along the west line of the subject real estate as shown on the within survey which begin and end at different points along said line. The southerly 1/3 of the line has an old fence and tree row which varies from 3.5 feet east to 1.5 feet west of the said line. The middle 1/3 of the line has an old fence which varies from 1.9 feet to as much as 9.9 feet east of the said line. The northerly 1/3 of the line has an old tree row (greater than 40 years) and an old fence lying on the ground which varies from 3.5 feet west to as much as 20.5 feet east of said line.

The natural topography of the area would have greatly affected the ability of property owners to erect fences on a true alignment between corner monuments as is evidenced by the irregularity of the fences shown on the survey.

No parole testimony from the owners of the subject real estate or the adjoining property has been obtained, and no claim of ownership of the perimeter fences has been determined.

As a result of the above observations, it is my opinion that there may be lines of adverse possession.

The excepted parcel together with the proposed ingress and egress, and the proposed utility easement as shown on the within survey were prepared at the direction of the client and are not currently parcels of record.

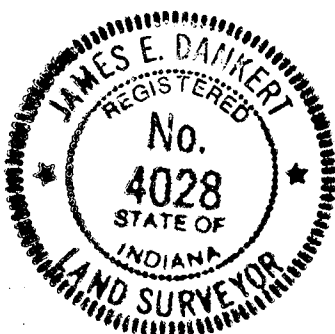
The within survey was prepared without benefit of current source of title and as such is subject to any facts which would be disclosed by an examination of such documents.

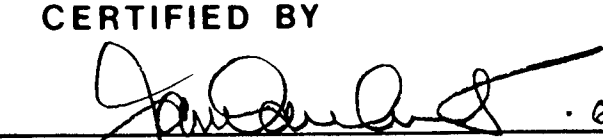

RECORDED 8:30am

AUGUST 03, 1990

MONROE CO., IN

KATHERINE N. CANADA
PART OF SEC. 15, T.8N., R.1W.
PERRY TWP. - MONROE CO., INDIANA



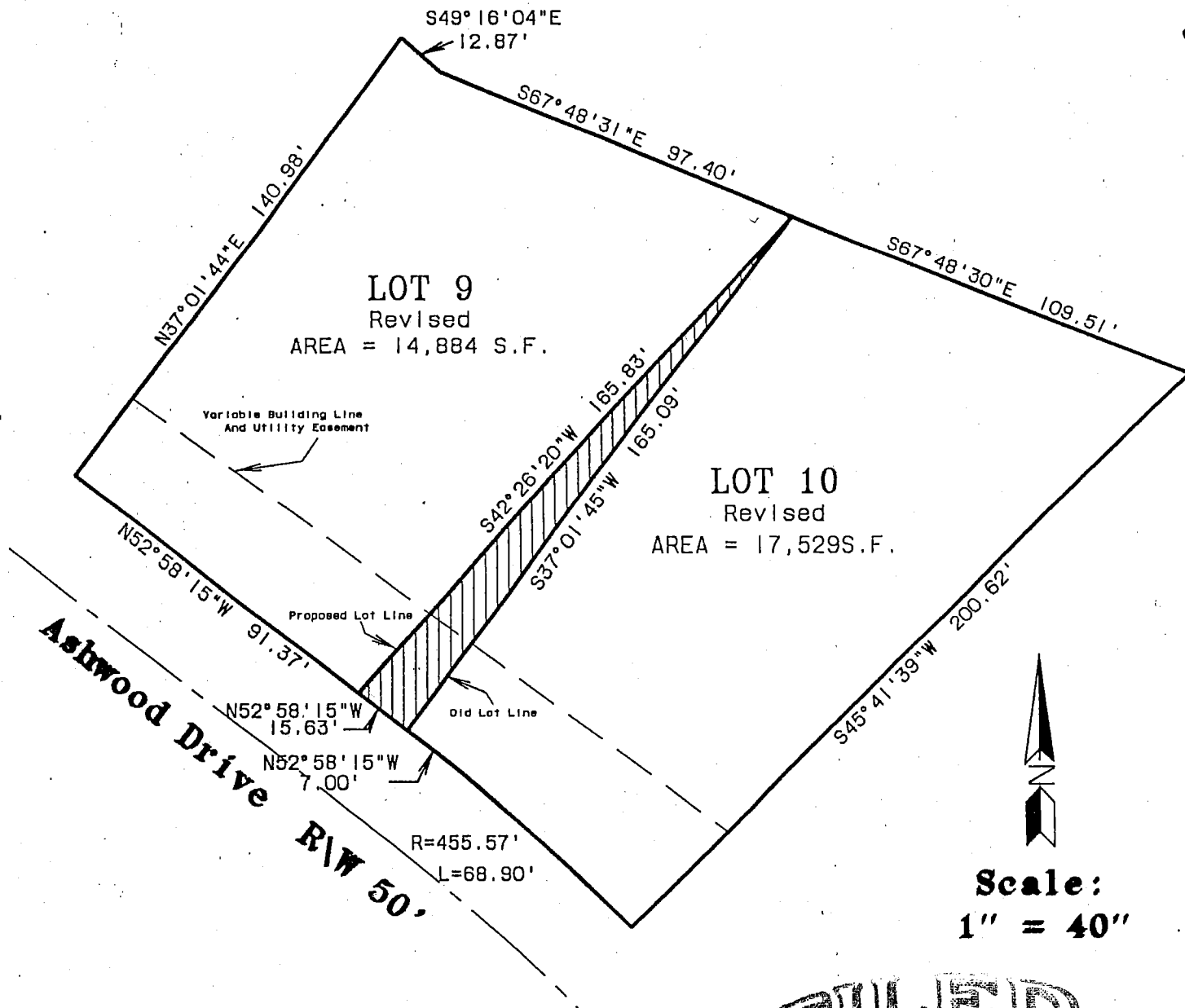
CERTIFIED BY  JAMES E. DANKERT, RLS 4028 DATE 6-22-90		REVISIONS BOUNDARY TO S. LINE "THE STANDS" 7-3-90			PAUL I. CRIFE, INC. 7172 GRAHAM ROAD INDIANAPOLIS, INDIANA 46250 (317) 842-6777	• CIVIL ENGINEERING • LAND SURVEYING • ARCHITECTURE • LAND PLANNING	TECH. CHK.	DRAWN BY	SCALE	DATE 4-27-90	CLIENT EVAN L. NOYES, JR.	DWG. TYPE	FILE NUMBER	SHEET 2 OF 2
							DFTNG. CHK.	DRAWING TITLE I.L.T.A. MINIMUM STANDARDS SURVEY		JOB NUMBER 8 8 3 7 2 - 3 0 1 0 0				

Ashwood Phase I

Lot 9 & Lot 10

Lot Line Revision

Job No. 1374



**ASHWOOD AT THE STANDS, PHASE I
LOT 10
JOB NUMBER 1374**

Lot 10 in Ashwood at the Stands, Phase I, as recorded in Plat Book 8, pages 188-191, in the office of the Recorder, Monroe County, Indiana.

Also a part of Lot 9 in Ashwood at the Stands, Phase I, more particularly described as follows:

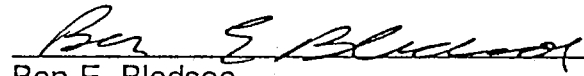
BEGINNING at the northeast corner of Lot 9; thence SOUTH 37 degrees 01 minutes 45 seconds WEST 165.09 feet; thence NORTH 52 degrees 58 minutes 15 seconds WEST 15.63 feet; thence NORTH 42 degrees 26 minutes 20 seconds EAST 165.83 feet to the point of beginning, containing 0.030 acres, more or less.

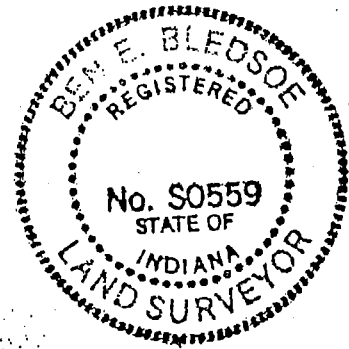
This certification does not take into consideration additional facts that an accurate and correct title search and/or examination might disclose.

Evidence of easements have not been located in the field and are not shown on this survey drawing.

Subject to the above reservation, I hereby certify that the survey work performed on the project shown hereon was performed either by me or under my direct supervision and control and that all information shown is true and correct to the best of my knowledge and belief.

Certified this 27th day of May, 1991.


Ben E. Bledsoe
Registered Land Surveyor No. S0559
State of Indiana



ASHWOOD AT THE STANDS, PHASE I
LOT 9
JOB NUMBER 1374

Lot 9 in Ashwood at the Stands, Phase I, as recorded in Plat Book 8, pages 188-191, in the office of the Recorder of Monroe County, Indiana.

Excepting therefrom part of Lot 9 in Ashwood at the Stands, Phase I, more particularly described as follows:

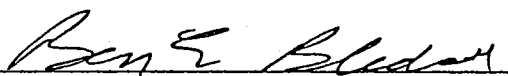
BEGINNING at the northeast corner of Lot 9; thence SOUTH 37 degrees 01 minutes 45 seconds WEST 165.09 feet; thence NORTH 52 degrees 58 minutes 15 seconds WEST 15.63 feet; thence NORTH 42 degrees 26 minutes 20 seconds EAST 165.83 feet to the point of beginning, containing 0.030 acres, more or less.

This certification does not take into consideration additional facts that an accurate and correct title search and/or examination might disclose.

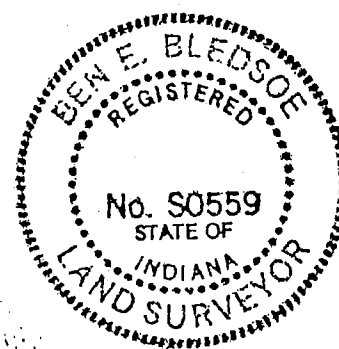
Evidence of easements have not been located in the field and are not shown on this survey drawing.

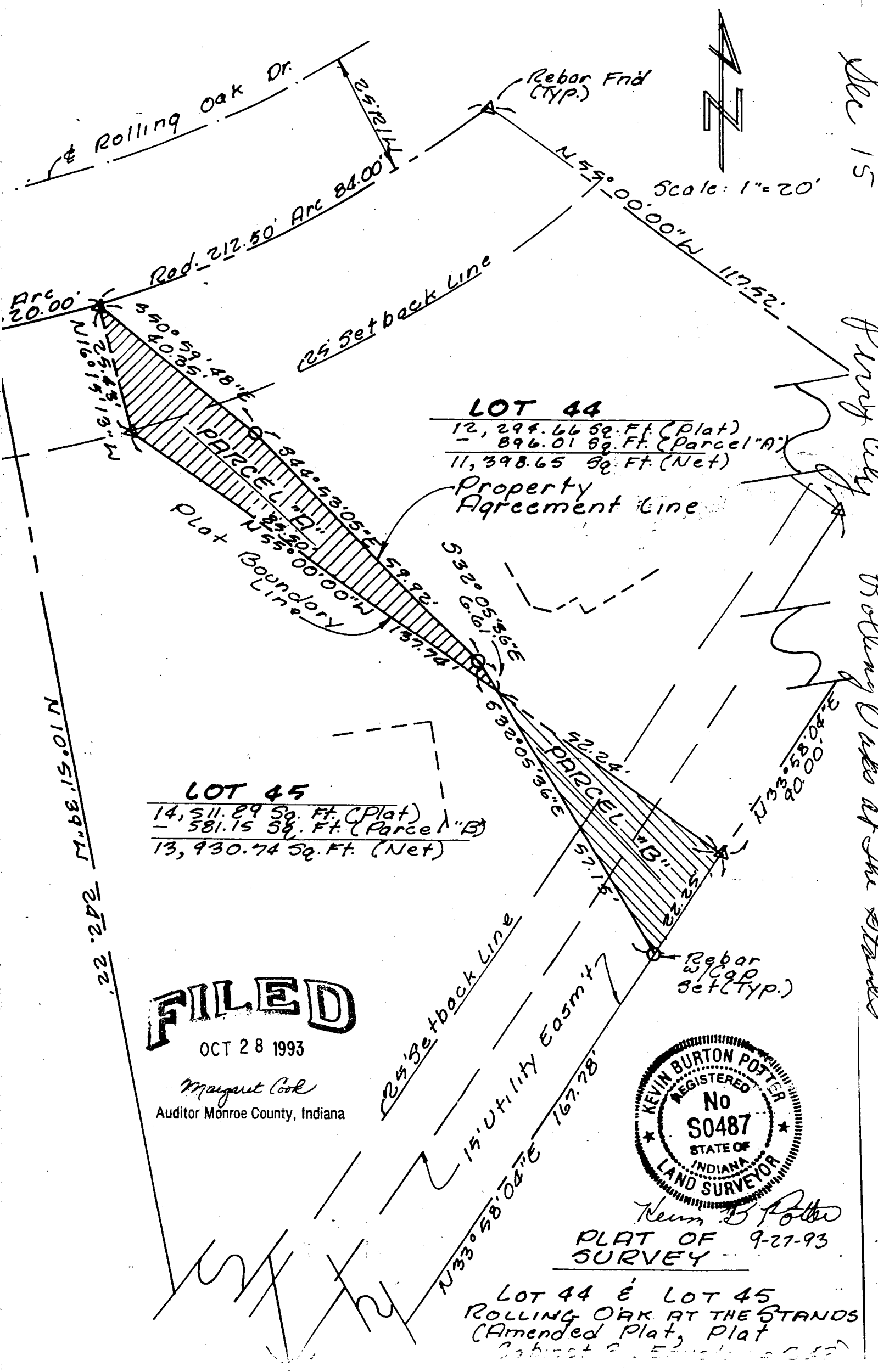
Subject to the above reservation, I hereby certify that the survey work performed on the project shown hereon was performed either by me or under my direct supervision and control and that all information shown is true and correct to the best of my knowledge and belief.

Certified this 27th day of May, 1991.



Ben E. Bledsoe
Registered Land Surveyor No. S0559
State of Indiana





FILED

OCT 28 1993

Margaret Cook
Auditor Monroe County, Indiana



Kevin B. Potter
PLAT OF 9-27-93
SURVEY

Lot 44 & Lot 45
ROLLING OAK AT THE STANDS
(Amended Plat, Plat
Cabinet 2, Envelope 213)

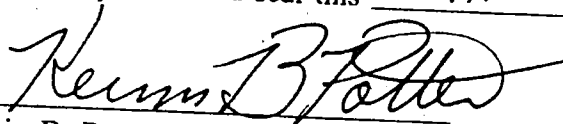
LOT 44 AND LOT 45 ROLLING OAK
PROJECT #509332

Parcel "B"

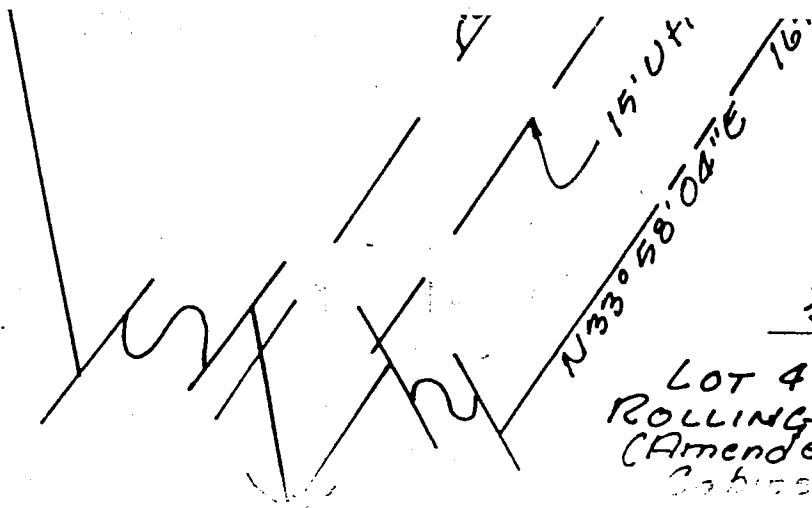
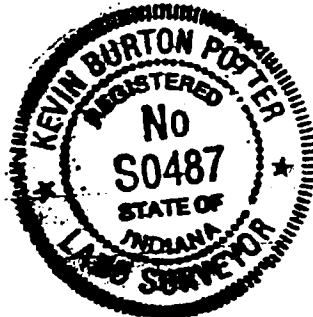
Part of Lot 45 of Rolling Oak at The Stands, City of Bloomington, Monroe County, Indiana as recorded in Plat Cabinet 'B', Envelope 343, Office of the Recorder, more particularly described as follows:


Beginning at the Southeast corner of Lot 44 of said Rolling Oak, same being the Eastern most corner of said Lot 45; thence South 33 degrees 58 minutes 04 seconds West along the Eastern line of said Lot 45 a distance of 22.25 feet; thence North 32 degrees 05 minutes 36 seconds West 57.15 feet to the line dividing said Lot 44 and Lot 45; thence South 55 degrees 00 minutes 00 seconds East along said line 52.24 feet to the point of beginning, containing 581.15 square feet, more or less.

Witness my hand and seal this 27TH day of September, 1993.



Kevin B. Potter, L.S. # S0487
Bynum Fanyo & Associates, Inc.
700 North Walnut Street
Bloomington, Indiana 47404




PLAT OF 9-27-93
SURVEY

LOT 44 & LOT 45
ROLLING OAK AT THE STANDS
(Amended Plat, Plat
Cabinet B, Envelope 343)

LOT 44 AND LOT 45 ROLLING OAK
PROJECT #509332

Parcel "A"

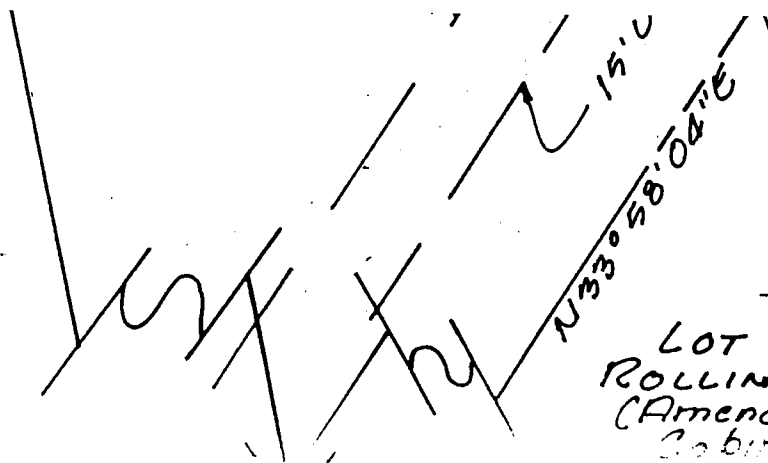
Part of Lot 44 of Rolling Oak at The Stands, City of Bloomington, Monroe County, Indiana as recorded in Plat Cabinet 'B', Envelope 343, Office of the Recorder, more particularly described as follows:

Commencing at the Southeast corner of said Lot 44; thence North 55 degrees 00 minutes 00 seconds West along the South line of said Lot 44 a distance of 52.24 feet to the point of beginning; thence continuing North 55 degrees 00 minutes 00 seconds West along said South line 85.50 feet; thence North 16 degrees 15 minutes 13 seconds West along the Western line of said Lot 44 a distance of 25.43 feet to the Northwestern corner, thereof; thence South 50 degrees 59 minutes 48 seconds East 40.35 feet; thence South 44 degrees 53 minutes 05 seconds East 59.92 feet; thence South 32 minutes 05 minutes 36 seconds East 6.61 feet to the point of beginning, containing 896 square feet, more or less.

Witness my hand and seal this 27TH day of September, 1993.

Kevin B. Potter

Kevin B. Potter, L.S. # S0487
Bynum Fanyo & Associates, Inc.
700 North Walnut Street
Bloomington, Indiana 47404



Kevin B. Potter
PLAT OF 9-27-93
SURVEY

LOT 44 & LOT 45
ROLLING OAK AT THE STANDS
(Amended Plat, Plat
Cabinet B Envelope 343)

QUITCLAIM DEED

Auditor

EXEMPT IC 6-1.1-5.5-2(7)

Recorder

Duplicate #

Post Office Address of Grantee:

3329 Rolling Oak Drive
Bloomington, IN 47401

THIS INDENTURE WITNESSETH, That, HIRAM BLAIR PARKER, JR. and JUDY K. PARKER, husband and wife, ("Grantor"), of Monroe County, in the State of Indiana, QUITCLAIM to RICHARD E. WAGNER and ALYCE D. FLY, husband and wife, of Monroe County, in the State of Indiana, for the sum of One Dollar (\$1.00) and other valuable consideration, the receipt of which is hereby acknowledged, the following described real estate in Monroe County, in the State of Indiana:

Part of Lot 45 of Rolling Oak at The Stands, City of Bloomington, Monroe County, Indiana as recorded in Plat Cabinet "B", Envelope 343, Office of the Recorder, more particularly described as follows: Beginning at the Southeast corner of Lot 44 of said Rolling Oak, same being the Eastern most corner of said Lot 45; thence South 33 degrees 58 minutes 04 seconds West along the Eastern line of said Lot 45, a distance of 22.25 feet; thence North 32 degrees 05 minutes 36 seconds West 57.15 feet to the line dividing said Lot 44 and Lot 45; thence South 55 degrees 00 minutes 00 seconds East along said Line 52.24 feet to the point of beginning, containing 581.15 square feet, more or less.

Subject to all taxes.

IN WITNESS WHEREOF, Grantor has executed this Deed this

16th day of October, 1993.

Hiram Blair Parker, Jr.
HIRAM BLAIR PARKER, JR.

Judy K. Parker
JUDY K. PARKER

STATE OF INDIANA)
) SS:
COUNTY OF MONROE)

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared HIRAM BLAIR PARKER, JR. and JUDY K. PARKER, husband and wife, who acknowledged the execution of the foregoing Quitclaim Deed, and who, having been duly sworn, stated that any representations therein contained are true.

Witness my hand and Notarial Seal this 16th day of October, 1993.

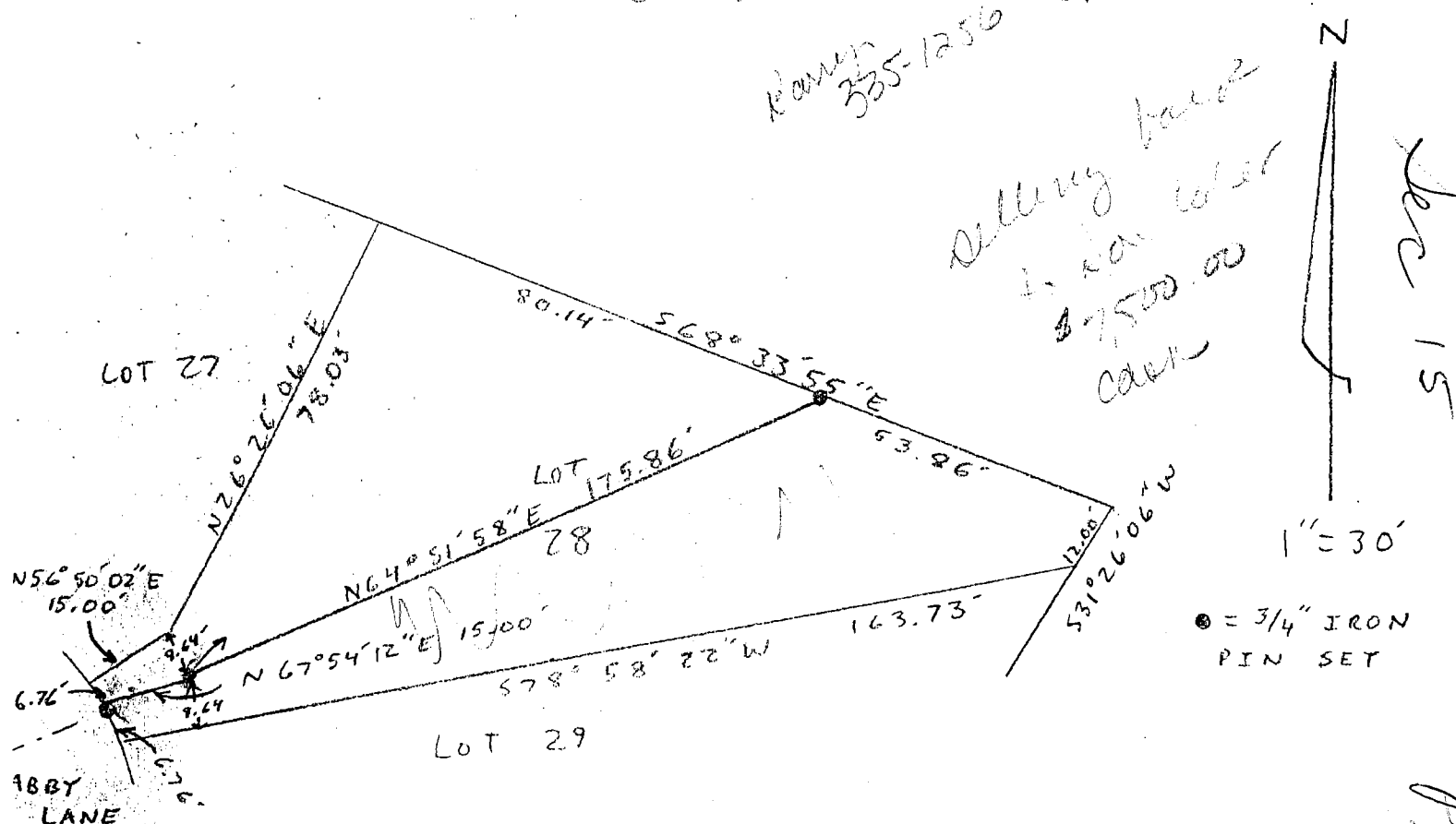
(seal)

Rebecca A. Barrett
Notary Public
Rebecca A. Barrett Printed

Residing in Lawrence County, IN

My Commission Expires: 1-20-97

LOT NO. 28 BENTLEY COURT

DESCRIPTION:

A part of Lot Number 28 in Bentley Court, more particularly described as follows: Beginning at the Southwest corner of Lot Number 28, the same being the South corner of Lot Number 27; thence along the curve of a cul-de-sac having a radius of 35 feet, for an arc distance of 6.76 feet; thence North 67 degrees 54' 12" East for 15.00 feet; thence North 64 degrees 51' 58" East for 175.86 feet to a point on the Northeast line of Lot Number 28; thence North 68 degrees 33' 55" East for 80.14 feet and to the Northwest corner of Lot Number 28; thence South 26 degrees 26' 06" West for 78.03 feet; thence South 56 degrees 50' 02" West for 15.00 feet and to the point of beginning.

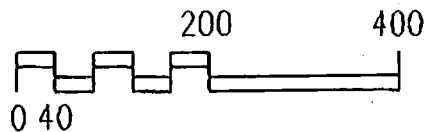
ALSO, A part of Lot Number 28 in Bentley Court, more particularly described as follows: Beginning at the Southeast corner of Lot Number 28, the same being the Northwest corner of Lot Number 29; thence along the curve of a cul-de-sac having a radius of 35 feet, for an arc distance of 6.76 feet; thence North 67 degrees 54' 12" East for 15.00 feet; thence North 64 degrees 51' 58" East for 175.86 feet to a point on the Northeast line of Lot Number 28; thence South 68 degrees 33' 55" East for 53.86 feet and to the Northeast corner of Lot Number 28; thence along the East line of said Lot Number 28 for 12.00 feet; thence South 78 degrees 58' 22" West for 163.73 feet and to the point of beginning.



Raymond Graham

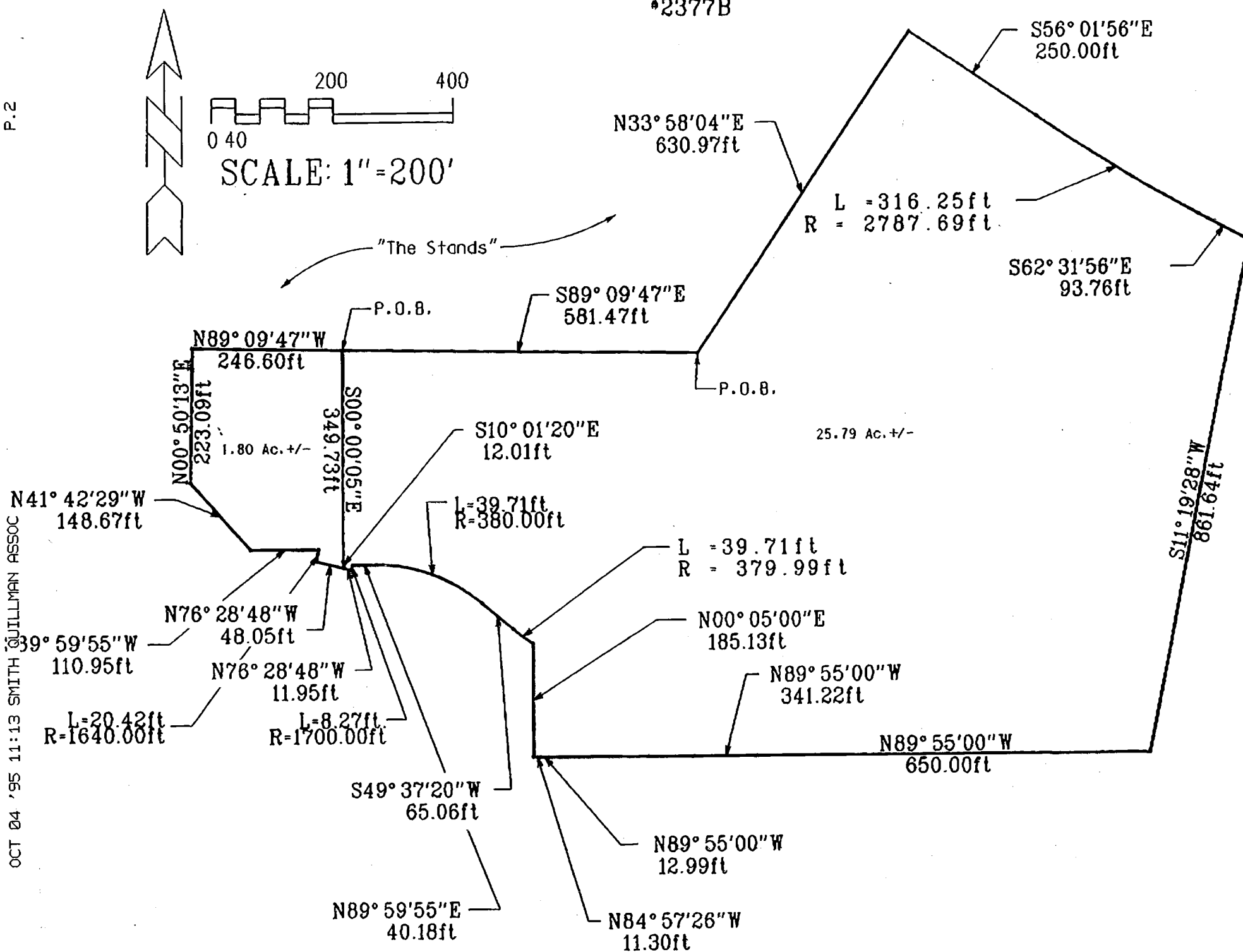
Raymond Graham
R.P.E. 8409 L.S. 9978 Indiana
3215 N. Smith Pike
Bloomington, Indiana
26 May 1994

P.2



SCALE: 1"=200'

"The Stands"



OCT 04 '95 11:13 SMITH & GULLMAN ASSOC

DESCRIPTION FOR
CANADA FARM
RE 1 AREA
JOB NUMBER 2377A

A part of the south half of Section 15, Township 8 North, Range 1 West, Monroe County, Indiana, and being more particularly described as follows:

BEGINNING at the southeast corner of Lot Number 41 in Ashwood at the Stands, Phase IV, (Plat Cabinet C, Envelope 76); thence SOUTH 00 degrees 00 minutes 05 seconds East 349.73 feet; thence SOUTH 10 degrees 01 minutes 20 seconds East 12.01 feet; thence NORTH 76 degrees 28 minutes 48 seconds West 48.05 feet; thence 20.42 feet along a 1640.00 foot radius non-tangent curve to the left whose chord bears NORTH 13 degrees 09 minutes 45 seconds East 20.42 feet; thence SOUTH 89 degrees 59 minutes 55 seconds West 110.95 feet; thence NORTH 41 degrees 42 minutes 29 seconds West 148.67 feet; thence NORTH 00 degrees 50 minutes 13 seconds East 223.09 feet to the south line of Ashwood at the Stands, Phase III, (Plat Cabinet C, Envelope 10); thence SOUTH 89 degrees 09 minutes 47 seconds East 246.60 feet to the POINT OF BEGINNING, containing 1.80 acres, more or less.

This deed description was prepared in the office without benefit of field survey or examination of adjoining deeds. This certification does not take into consideration additional facts that an accurate and correct title search and/or examination or field survey might disclose.

Evidence of easements have not been located in the field and are not shown on this survey drawing.

Subject to the above reservation, I hereby certify that the survey work performed on the project shown hereon was performed either by me or under my direct supervision and control and that all information shown is true and correct to the best of my knowledge and belief.

Certified this 15th day of September, 1995.


Jess A. Gwinn

Registered Land Surveyor No. 9300019
State of Indiana



*Southside Stand Holding
to Canada Farm*

**DESCRIPTION FOR
CANADA FARM
RS 3.5 AREA
JOB NUMBER 2377A**

A part of the south half of Section 15, Township 8 North, Range 1 West, Monroe County, Indiana, and being more particularly described as follows:

BEGINNING at the southeast corner of Cedarwood Subdivision, as recorded in Plat Cabinet C, Envelope 86, in the office of the Recorder of Monroe County, Indiana; thence along the east line of said Cedarwood Subdivision NORTH 33 degrees 58 minutes 04 seconds East 630.97 feet; thence leaving said east line SOUTH 56 degrees 01 minutes 56 seconds East 250.00 feet; thence 316.25 feet along a 2787.69 foot radius tangent curve to the left whose chord bears SOUTH 59 degrees 16 minutes 55 seconds East 316.08 feet; thence SOUTH 62 degrees 31 minutes 56 seconds East 93.76 feet; thence SOUTH 11 degrees 19 minutes 28 seconds West 861.64 feet; thence NORTH 89 degrees 55 minutes 00 seconds West 650.00 feet to a 1/2" rebar found at the northeast corner of a 6.84 acre exception; thence NORTH 89 degrees 55 minutes 00 seconds West 341.22 feet to a 1/2" rebar found at the northwest corner of said exception; thence NORTH 89 degrees 55 minutes 00 seconds West 12.99 feet; thence NORTH 84 degrees 57 minutes 26 seconds West 11.30 feet; thence NORTH 00 degrees 05 minutes 00 seconds East 185.13 feet; thence 39.71 feet along a 380.00 foot radius non-tangent curve to the right whose chord bears NORTH 52 degrees 36 minutes 36 seconds West 39.68 feet; thence NORTH 49 degrees 37 minutes 20 seconds West 65.06 feet; thence 190.28 feet along a 270.00 foot radius tangent curve to the left whose chord bears NORTH 69 degrees 48 minutes 43 seconds West 186.37 feet; thence SOUTH 89 degrees 59 minutes 55 seconds West 40.18 feet; thence 8.27 feet along a 1700.00 foot radius non-tangent curve to the right whose chord bears SOUTH 13 degrees 21 minutes 20 seconds West 8.27 feet; thence NORTH 76 degrees 28 minutes 48 seconds West 11.95 feet; thence NORTH 10 degrees 01 minutes 20 seconds West 12.01 feet; thence NORTH 00 degrees 00 minutes 06 seconds West 349.73 feet to the southeast corner of Lot Number 41 in Ashwood at The Stands, Phase IV, (Plat Cabinet C, Envelope 76); thence SOUTH 89 degrees 09 minutes 47 seconds East 581.47 feet along said Ashwood at The Stands, Phase IV, and the aforementioned Cedarwood Subdivision to the POINT OF BEGINNING, containing 25.79 acres, more or less.

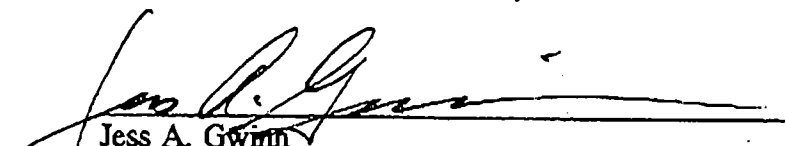
This deed description was prepared in the office without benefit of field survey or examination of adjoining deeds.

This certification does not take into consideration additional facts that an accurate and correct title search and/or examination or field survey might disclose.

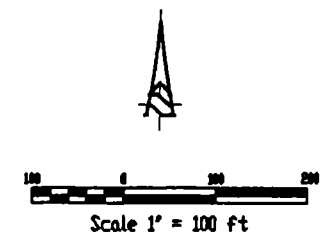
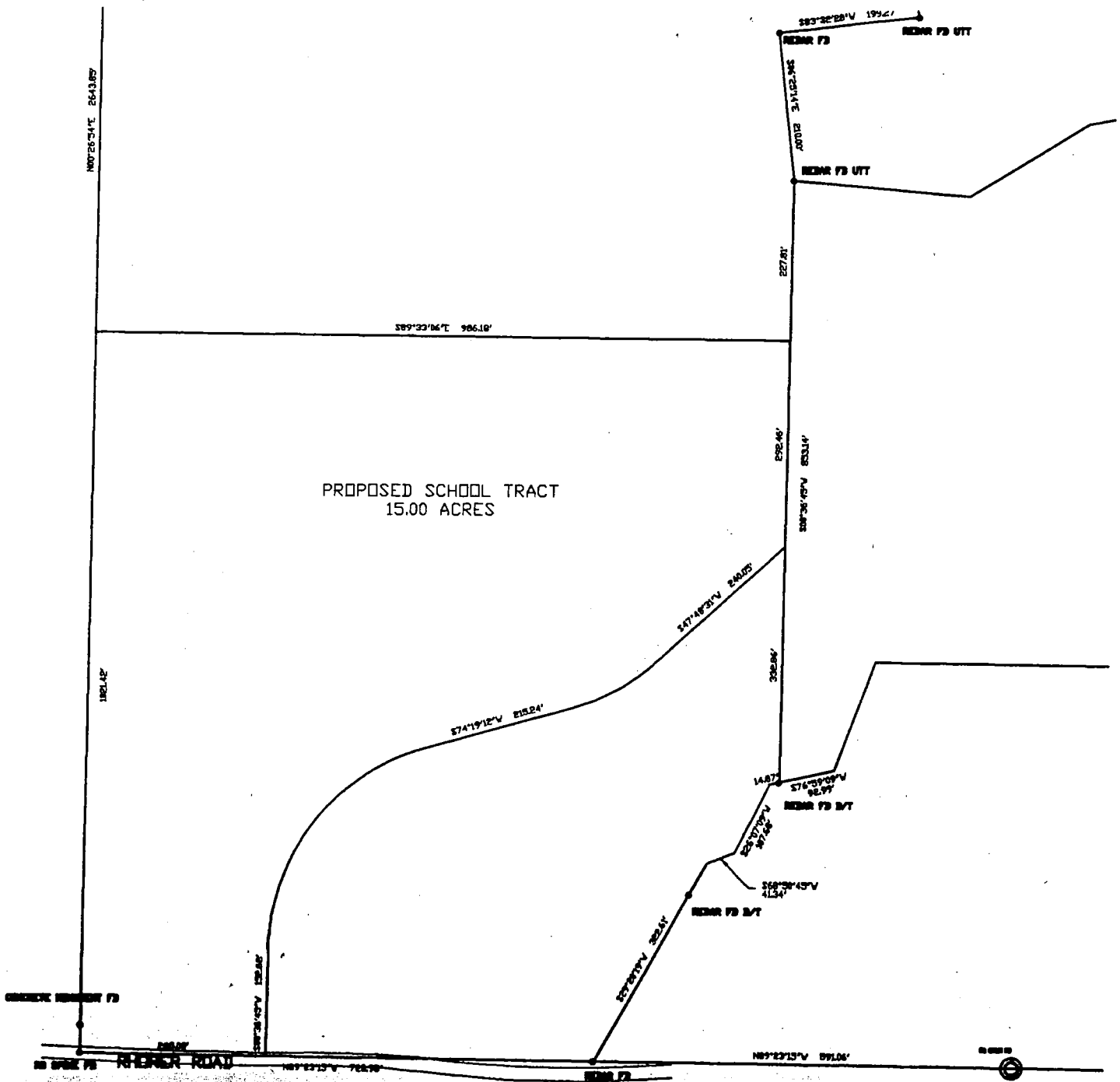
Evidence of easements have not been located in the field and are not shown on this survey drawing.

Subject to the above reservation, I hereby certify that the survey work performed on the project shown hereon was performed either by me or under my direct supervision and control and that all information shown is true and correct to the best of my knowledge and belief.

Certified this 15th day of October, 1995.


Jess A. Gwinn
Registered Land Surveyor No. 9300019
State of Indiana





PROPOSED 15 ACRE SCHOOL TRACT PART OF THE EAST 1/2 S.W. 1/4 OF SECT.15, T8N, R1W	
OWNER	DEED NO. 400-001 BOOK 1 OF 1

LEGAL DESCRIPTION
PROPOSED SCHOOL TRACT

A part of the East half of the Southwest quarter of Section 15, Township 8 North, Range 1 West in Monroe County, Indiana, more particularly described as follows:

Commencing at the Southeast corner of said half quarter section; thence North 89 degrees 23 minutes 15 seconds West along the South line of said half quarter section 1055.04 feet to a point being 3.5 feet, more or less, North of the centerline of Rhorer Road, said point being the point of beginning; thence continuing North 89 degrees 23 minutes 15 seconds West along said South line 265.00 feet to the Southwest corner of said half quarter section, said point being 1.0 feet, more or less, North of the centerline of said Rhorer Road; thence leaving said South line North 00 degrees 26 minutes 54 seconds East along the West line of said half quarter section 1021.42 feet; thence South 89 degrees 33 minutes 06 seconds East 986.18 feet; thence South 00 degrees 36 minutes 45 seconds West 292.46 feet; thence South 47 degrees 48 minutes 31 seconds West 240.05 feet to a point on a tangent curve concave Northwesterly with radius of 300.00 feet and a chord bearing South 61 degrees 03 minutes 51 seconds West 137.58 feet; thence Southwesterly along said curve 138.81 feet; thence South 74 degrees 19 minutes 12 seconds West 215.24 feet to a point on a tangent curve concave Southeasterly with a radius of 300.00 feet and a chord bearing South 37 degrees 27 minutes 58 seconds West 359.86 feet; thence Southwesterly and Southerly along said curve 385.93 feet; thence South 00 degrees 36 minutes 45 seconds West 152.48 feet to the point of beginning, containing 15.00 acres, more or less.

Subject to all rights-of-way, easements and restrictions of record that an accurate and correct title search might reveal.

Witness my hand and seal this 21st day of August, 1995.

Richard E. Waltrip

Richard E. Waltrip, LS29500010

Bynum Fanyo & Associates, Inc.

528 North Walnut Street

Bloomington, Indiana 47404



315 North Drive
Bloomington, IN 47401

WARRANTY DEED

THIS INDENTURE WITNESSETH, That SOUTHSIDE LAND HOLDING, LLC, ("Grantor") of Monroe County, in the State of Indiana, CONVEYS AND WARRANTS to MONROE COUNTY COMMUNITY SCHOOL CORPORATION, for the sum of One Dollar (\$1.00) and other valuable consideration, the receipt of which is hereby acknowledged, the following described real estate in Monroe County, in the State of Indiana:

A part of the East half of the Southwest quarter of Section 15, Township 8 North, Range 1 West, in Monroe County, Indiana, more particularly described as follows:

Commencing at the Southeast corner of said half quarter section; thence North 89 degrees 23 minutes 15 seconds West along the South line of said half quarter section 1055.04 feet to a point being 3.5 feet more or less, North of the centerline of Rhorer Road, said point being the point of beginning; thence continuing North 89 degrees 23 minutes 15 seconds West along said South line 265.00 feet to the Southwest corner of said half quarter section, said point being 1.0 feet, more or less, North of the centerline of said Rhorer Road; thence leaving said South line North 00 degrees 26 minutes 54 seconds East along the West line of said half quarter section 1021.42 feet; thence South 89 degrees 33 minutes 06 seconds East 986.18 feet; thence South 00 degrees 36 minutes 45 seconds West 292.46 feet; thence South 47 degrees 48 minutes 31 seconds West 240.05 feet to a point on a tangent curve concave Northwesterly with radius of 300.00 feet and a chord bearing South 61 degrees 03 minutes 51 seconds West 137.58 feet; thence Southwesterly along said curve 138.81 feet; thence South 74 degrees 19 minutes 12 seconds West 215.24 feet to a point on a tangent curve concave Southeasterly with a radius of 300.00 feet and a chord bearing South 37 degrees 27 minutes 58 seconds West 359.86 feet; thence Southwesterly and Southerly along said curve 385.93 feet; thence South 00 degrees 36 minutes 45 seconds West 152.48 feet to the point of beginning, containing 15.00 acres, more or less.

SUBJECT to all rights-of-ways, easements and restrictions of record.

SUBJECT to taxes for the year 1996, due and payable in May, 1997, and all subsequent taxes and assessments.

IN WITNESS WHEREOF, the Grantor has executed this deed, this 22nd day of September, 1995.

SOUTHSIDE LAND HOLDING, LLC

By Howard E. Young
Howard E. Young, Member

By Ron Rubeck
Ron Rubeck, Member

Bledsoe Tapp & Co., Inc.

-Quality Land Surveying and Design Services-

DEN B. BLEDSOE, L.S.
PHILIP O. TAPP, L.S.

359 Landmark Avenue
Bloomington, IN 47404
(812)336-8277
(812)384-1114
FAX: (812)336-0817

EXHIBIT "A" PARCEL TO BE ACQUIRED AND TEMPORARY CONSTRUCTION EASEMENT

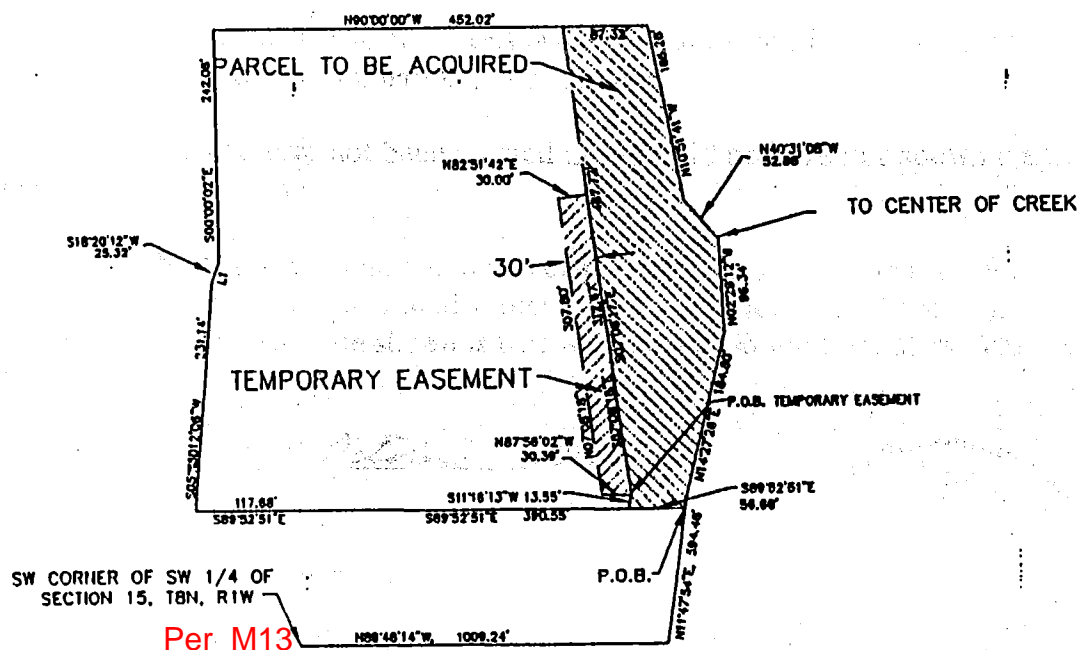
MICHAEL KENT BENSON & MONICA S. BENSON
452/275



NOT TO SCALE

AREA = 5.74 ACRES
PARCEL = 1.13 ACRES, 49,115 Sq.Ft.
RESIDUAL = 4.61 ACRES
TEMPORARY EASEMENT = 0.21 ACRE, 9307 Sq.Ft

PART OF SW 1/4
SECTION 15, T8N, R1W
MONROE COUNTY, INDIANA



SHEET 1 OF 2
Attachment A

Bledsoe Tapp & Co., Inc.

-Quality Land Surveying and Design Services-

MICHAEL KENT BENSON & MONICA S. BENSON

BEN E. BLEDSOE, L.S.
PHILIP O. TAPP, L.S.

359 Landmark Avenue
Bloomington, IN 47404
(812)336-8277
(812)384-1114
FAX: (812)336-0817

(Deed Record 452, page 275)
PARCEL TO BE ACQUIRED

A being in a part of the Southwest Quarter of Section 15, Township 8 North, Range 1 West, Monroe County, Indiana, being more particularly described as follows:

COMMENCING at the Southwest corner of the Southwest quarter of said Section 15; thence SOUTH 89 degrees 46 minutes 14 seconds EAST, 1009.24 feet along the South line of said Southwest quarter; thence NORTH 11 degrees 47 minutes 54 seconds East, 594.48 feet to point of beginning in the centerline of Jackson Creek, said point of beginning being the same as described in Deed Book 440, page 221, in the Office of the Recorder of Monroe County, Indiana; thence along said centerline NORTH 14 degrees 27 minutes 26 seconds EAST, 184.80 feet; thence along said centerline NORTH 02 degrees 29 minutes 12 seconds WEST, 96.34 feet; thence along said centerline NORTH 40 degrees 31 minutes 08 seconds WEST, 52.86 feet; thence along said centerline NORTH 10 degrees 51 minutes 41 seconds WEST, 185.28 feet; thence NORTH 90 degrees 00 minutes 00 seconds WEST, 87.32 feet; thence SOUTH 07 degrees 08 minutes 17 seconds EAST, 487.72 feet; thence SOUTH 11 degrees 16 minutes 13 seconds WEST, 13.55 feet; thence SOUTH 89 degrees 52 minutes 51 seconds EAST, 56.66 feet to the point of beginning, containing 1.128 acres, more or less.

Subject to all other easements, restrictions and rights-of-way.

This certification does not take into consideration additional facts that an accurate and correct title search and/or examination might disclose.

Evidence of easements have not been located in the field and are not shown on this survey drawing.

Subject to the above reservation, I hereby certify that the survey work performed on the project shown hereon was performed either by me or under my direct supervision and control and that all information shown is true and correct to the best of my knowledge and belief.

Certified this 31st day of October, 1996.

Ben E. Bledsoe
Ben E. Bledsoe
Registered Land Surveyor No. S0559
State of Indiana

ATTACHMENT "A"
SHEET 2 OF 2



WARRANTY DEED

THIS INDENTURE WITNESSETH, that Michael Kent Benson and Monica S. Benson, husband and wife, ("Grantors"), of Monroe County, Indiana, CONVEY and WARRANT to CITY OF BLOOMINGTON UTILITIES, an Indiana municipal corporation, ("Grantee"), of Monroe County, Indiana, for the sum of One Dollar (\$1.00) and other valuable consideration, the receipt of which is hereby acknowledged, the following described real estate in Monroe County, in the State of Indiana:

The real estate described and depicted in Attachment A, attached hereto and incorporated herein by reference, as "Parcel to be Acquired."

Grantors shall be responsible for payment of the 1996 real estate taxes, due and payable in 1997, and for all tax liabilities which accrue prior to transfer of title to Grantee.

The real estate is conveyed subject to a non-exclusive access easement described and depicted in Attachment B, attached hereto and incorporated herein by reference. Grantors also retain all rights which they possess to the non-exclusive access easement which crosses the property immediately south of the parcel which they convey by execution of this document, more particularly described and depicted in Attachment C, attached hereto and incorporated herein by reference.

Grantors hereby represent that this real estate is not "property" for purposes of Indiana Code 13-25-3, and is not, and has not been used as a landfill or dump, and contains no underground storage tanks or toxic or hazardous waste or materials, and that no disclosure statement under Indiana Code 13-25-3-1 et. seq. (Indiana Responsible Property Transfer law), is required for this transaction.

IN WITNESS WHEREOF, Grantor has caused this deed to be executed this 25th day of March, 1997.

Michael Kent Benson
Michael Kent Benson

Monica S. Benson
Monica S. Benson

STATE OF INDIANA)
) SS:
COUNTY OF MONROE)

Before me, a Notary Public in and for said County and State, personally appeared Michael Kent Benson and Monica S. Benson, who acknowledged the execution of the foregoing Deed as their voluntary act and deed.

WITNESS my hand and notarial seal this 25th day of March, 1997.

My Commission Expires:

3-13-2001
Resident of Monroe County

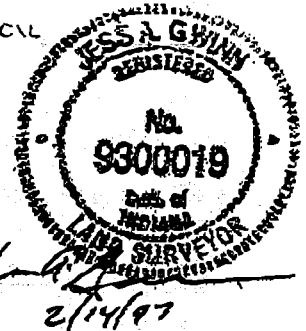
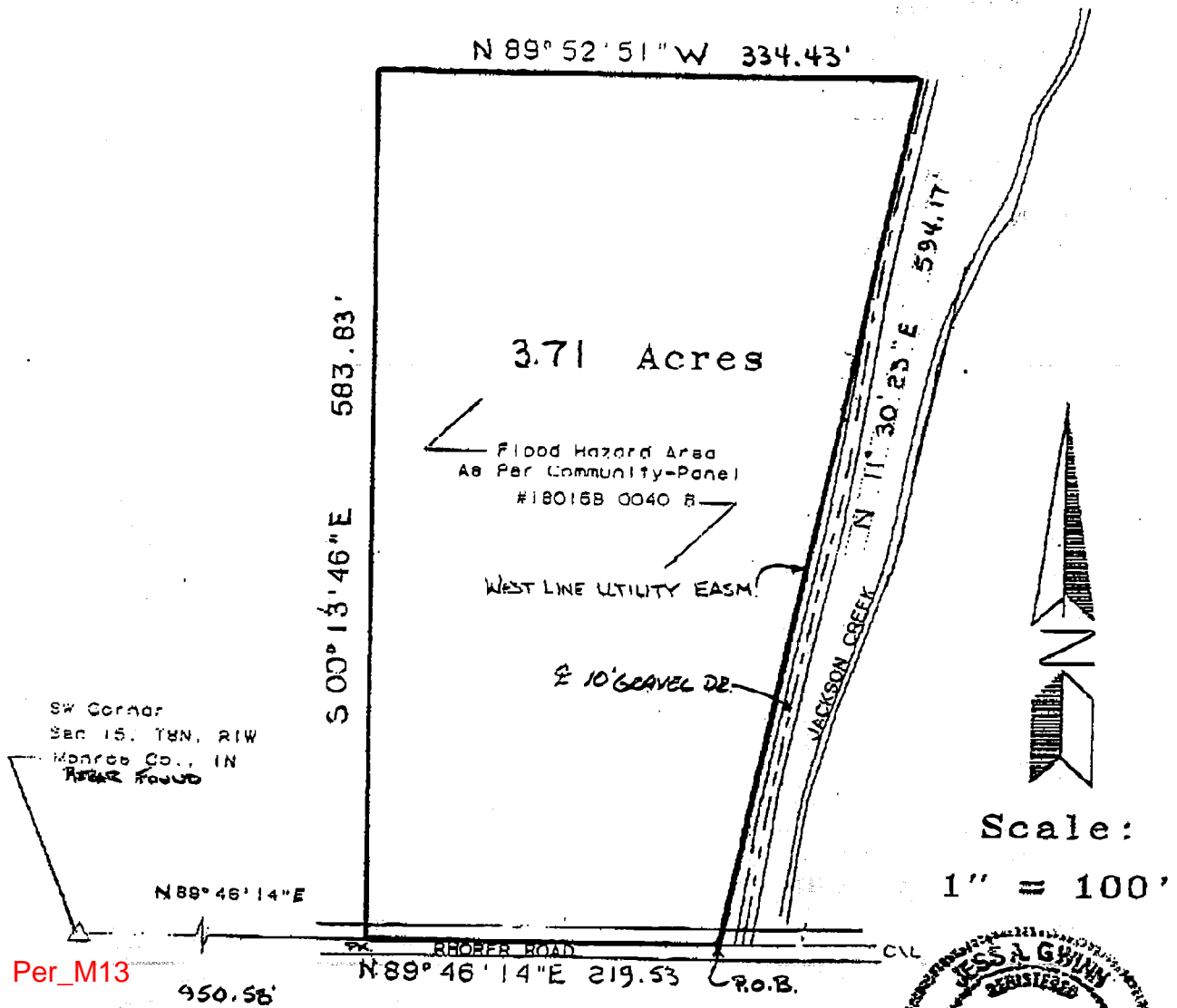
Vickie Renfrow
Notary Public
Vickie Renfrow
Printed Name

This instrument was prepared by Vickie Renfrow, Attorney at Law
City of Bloomington Utilities Department
P. O. Box 1216, Bloomington, Indiana, 47402-1216.

014 - 29345-05

BLACKWELL REMAINDER

Job No. 1147-B



Sec 15
P 7

Send tax statement to:
3115 Forrester Drive
Bloomington, IN 47401

QUITCLAIM DEED

THIS INDENTURE WITNESSETH, That Kenneth E. Blackwell, an adult ("Grantor") of Monroe County in the State of Indiana, QUITCLAIM(S) to Linda M. Sutton, an adult of Monroe County in the State of Indiana, for the sum of One Dollars (\$1) and other valuable consideration, the receipt of which is hereby acknowledged, all of my right, title and interest in and to the following described real estate in Monroe County, Indiana:

Exempt: I.C.6-1.1-5.5-2 (7)

A part of the Southwest Quarter of Section 15, Township 8 North, Range 1 West, Monroe County, Indiana, and being more particularly described as follows:

COMMENCING at the Southwest corner of said Southwest Quarter, said corner being marked by a 5/8" rebar; thence NORTH 89 degrees 46 minutes 14 seconds East on the south line of said section 950.58 feet to the POINT OF BEGINNING and the west line of a sanitary sewer easement; thence NORTH 11 degrees 30 minutes 23 seconds EAST on said easement 594.17 feet; thence NORTH 89 degrees 52 minutes 51 seconds West 334.43 feet; thence SOUTH 00 degrees 13 minutes 46 seconds East 583.83 feet to a PK nail found; thence NORTH 89 degrees 46 minutes 14 seconds East 219.53 feet and the Point of Beginning, containing 3.71 acres, more or less.

IN WITNESS WHEREOF, the Grantor has executed this deed, the 10th day of July, 1997.



Kenneth E. Blackwell

STATE OF INDIANA)
) SS:
COUNTY OF MONROE)

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared Kenneth E. Blackwell, an adult, who acknowledged the execution of the foregoing Quitclaim Deed, and who, having been duly sworn, stated that any representations therein contained are true.

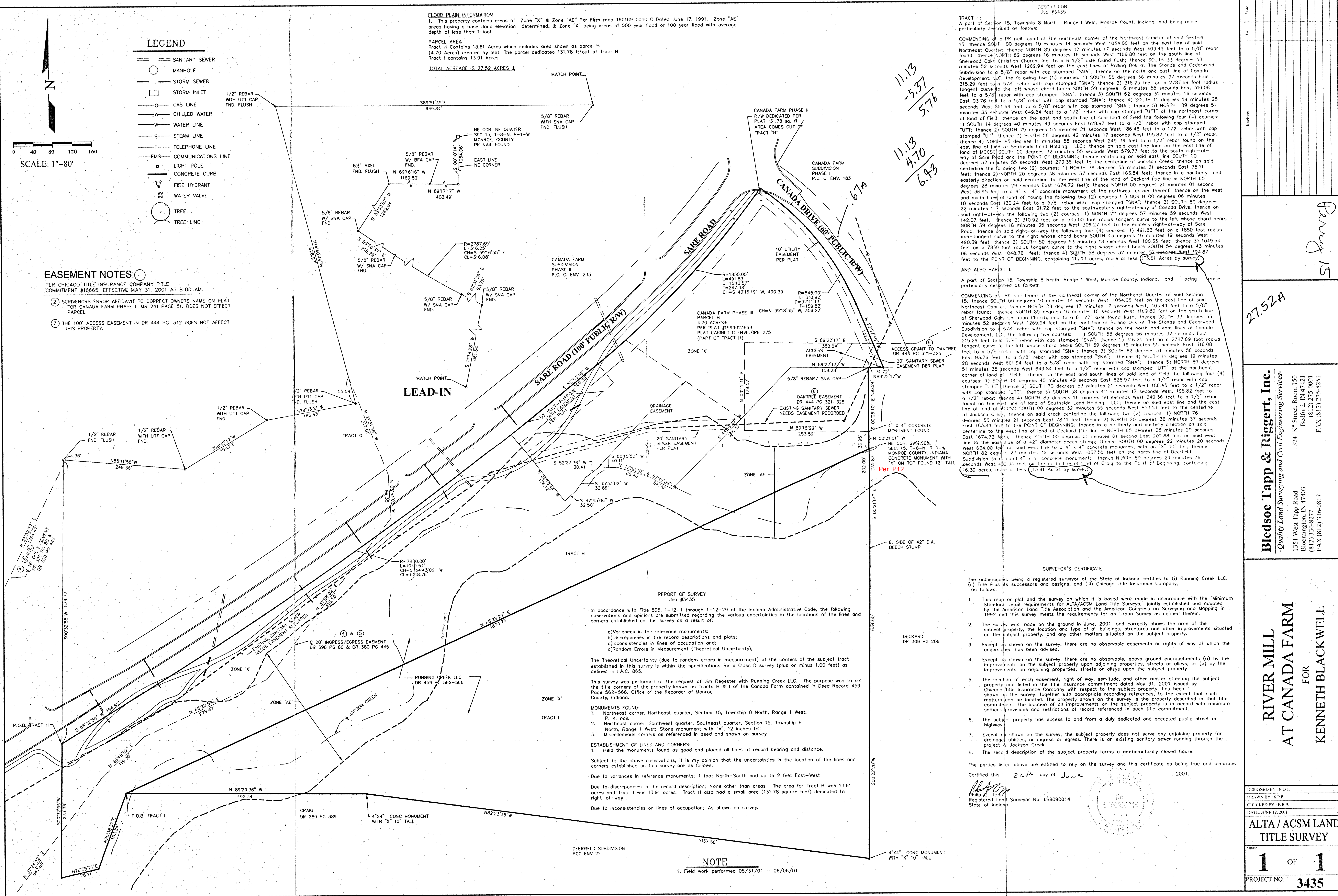
WITNESS my hand and Notarial Seal this 10th day of July, 1997.

My Commission Expires:
3-13-99


Notary Public-Connie L. Sowers
Residence: Monroe County, IN

This instrument was prepared by Robert Delano Jones, Attorney at Law.

014-29345-03



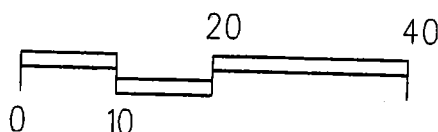
Bledsoe Tapp & Riggert, Inc.
 -Quality Land Surveying and Civil Engineering Services-
 1351 West Tapp Road
 Bloomington, IN 47403
 (812) 336-8277
 FAX (812) 336-0817

**RIVER MILL
 AT CANADA FARM**
 FOR
KENNETH BLACKWELL

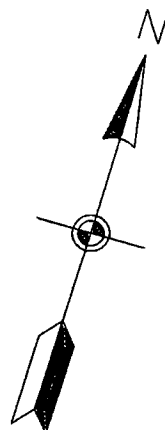
DESIGNED BY: P.O.T.
 DRAWN BY: S.F.P.
 CHECKED BY: B.E.B.
 DATE: JUNE 12, 2001
**ALTA / ACSM LAND
 TITLE SURVEY**
 1 OF 1
 PROJECT NO. **3435**

PROJECT NO.: 3499
PROJECT NAME: JACKSON MILL LOT 10 & 11 AMENDMENT

DRAWN BY: ELD
CHECKED BY: ELD
DATE: 8/11/04



SCALE: 1"=20'



(WOODFIELD)

S89°57'01"W

116.40'

341.22'

11

13,166 SF + 95.52 SF

3813

015-04435-11

83.14'

363.14'

S14°40'49"E

70.00'

10

7,739 SF - 95.52 SF

3817

015-04435-10

EXCEPTION
95.52 SF

N 75°19'11" E

110.00'

N14°40'49"W

29.62'

L=27.29'

P.C.

N 44°03'07" E
S 54°01'06" W

27.80'

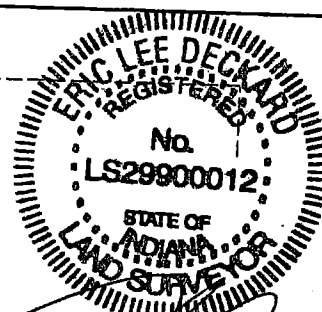
39.72'

N 75°19'11" E

80.26'

N 75°19'11" E
25.00'

becker & Associates, Inc.
453 S. Clarizz Boulevard
Bloomington, Indiana, 47407-5355
Telephone: (812) 336-6536
FAX: (812) 336-0513
www.snainc.com



Eric L. Deckard 8/11/04

Permit 15